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JUN 1 2015

Superfund Section

Pete Anderson
409 East Blvd.
Charlotte, NC 28203
Direct:(704) 372-7370
Cell:(704) 756-8800
Fax:(704) 372-7411
panderson@bdlaw.com

May 29, 2015

Qu Qi
North Carolina Department of Environment and Natural Resources
1646 Mail Service Center
Raleigh, NC 27699
919-707-8213
Qu.qi@ncdenr.gov

Re: Suiza Dairy Group, LLC Responses to Site Cleanup Questionnaire for 3939 W. Market Street, Greensboro, Guilford County, North Carolina
NONCD0002948

Mr. Qi:

As you know, our law firm represents the Suiza Dairy Group, LLC ("Suiza") in the above-referenced matter. Dean Foods is the corporate parent of Suiza, and Suiza is the successor in interest to Land-O-Sun Dairies, LLC.

In response to your letter of March 24, 2015, I am forwarding the attached response to the Site Cleanup Questionnaire, which was prepared by our client with the assistance of Antea Group, an environmental consulting firm. Thank you for your flexibility in agreeing to extend the deadline for our response from April 30, 2015 to May 30, 2015. The additional time allowed Suiza to conduct a more detailed investigation and to prepare a more thorough response to the Questionnaire.

The answers to the Questionnaire are based upon a review of information that was currently available. However, this response (and the accompanying certifications) should not be interpreted as an acknowledgment that Suiza is responsible for remediating the site. Suiza is still investigating the matter, and wants to preserve all of its rights at this juncture.

In addition to the completed Questionnaire, we are also providing some additional background information in hopes that NC DENR will reconsider its current position that the Suiza Dairy Group (via its relationship to Dean Foods) is responsible for remediating this site.

In particular, the following facts indicate that other parties should assume the liability:

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- Suiza owned and controlled the property in question for a relatively limited period (from 1998 to 2008) relative to the timeframe when the contamination could have taken place;
- Aerial photographs indicate that the maintenance building on the property was developed between 1948 and 1955. Therefore, when Suiza took control of the property in 1998, the maintenance building had potentially already been used for several decades by predecessor dairy operations;
- Based upon Suiza's current knowledge, this maintenance building may not have been in use during the time that Suiza owned and controlled the property. Certainly, Suiza did not introduce any new uses. Despite a diligent search, Suiza has not been able to locate any invoice records for the purchase of any chemicals that may have been used in that maintenance building;
- The current ground water sampling is extremely limited and inadequate to show that Suiza was the source of the contamination. At this point, the original source of the contamination in question remains a mystery;
- Based upon our review of the adjoining parcels, as well as the groundwater flow, it is equally plausible that the contamination could have come from activities occurring on adjoining parcels, or even from the Suiza parcel after it was sold in 2008. Such uses on adjoining parcels have included bottle cleaners, car washes, and gas stations;
- Pursuant to Suiza's common business practices, Suiza entered into an indemnification agreement with the 2008 purchaser (Market Street Storage, LLC) for any future environmental remediation of the site. **See Attachment A.** Accordingly, based upon this agreement, Suiza has written to this purchaser demanding that they assume responsibility for any future remediation. **See Attachment B.**
- Due to concerns arising from some underground storage tank issues (which would not involve the chemicals or contaminations currently in question – e.g., TCE or PCE), environmental insurance coverage was also taken out for this parcel through ACE USA, Illinois Union Insurance Company. **See Attachment C.** This policy was arranged by the purchaser of the property, who also paid for the majority of the policy. Based upon this policy, Suiza has also provided proper notification to the insurance carrier to assume coverage for any future remediation. **See Attachment D.**

For all of the reasons stated above, Suiza is hopeful that NC DENR will reconsider its current position that Suiza is responsible for the remediation at the site. Considering the above points and the remaining questions regarding the source and extent of the contamination, Suiza is not able at this time to confirm that we will conduct “a voluntary site assessment and/or cleanup,” as

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requested in your letter. At a minimum, Suiza respectfully requests that NC DENR conduct further site investigation to develop a clearer picture regarding the most likely source of this contamination, including a closer examination of the groundwater flow and relative concentrations of the contaminants on or around the site.

Thank you in advance for your time and consideration in this matter. If you have any further questions or need additional information, please contact us.

Sincerely,



Peter C. Anderson

Counsel to Suiza Dairy Group, LLC

Site Conditions Questionnaire

This form should be completed by owners and other parties with information to identify potential contaminant exposure concerns, regardless of whether planning a voluntary contaminant assessment or cleanup action at the site. Parties interested in volunteering for Branch-approved remedial actions should prepare this form with the assistance of an environmental consultant and complete the certifications attached to this form. Please answer all questions, based on current information, and provide written descriptions where needed.

NCDENR Site Name, City and County Market Street Storage, Greensboro, Guilford County

1. Is the site located on or immediately adjacent to residential property, schools, day-care centers or other sensitive populations? ☒ Y ☐ N
If yes, please explain on a separate page.
2. What is the distance (from site property line) to the nearest residence, school or daycare center? Please attach a map showing the site and nearest residence, school or day-care center. Approximately 70 feet to building.
3. Is the site completely surrounded by a locked fence? ☒ Y ☐ N
If no, please explain security measures at the site on a separate page.
4. Are site surface soils known to be contaminated? ☐ Y ☐ N
If yes, or unknown, describe briefly on a separate page. Unknown
5. Is site groundwater known to be contaminated? ☒ Y ☐ N
If yes, or unknown, describe briefly on a separate page.
6. Is site sediment or surface water known to be contaminated? ☐ Y ☒ N
If yes, or unknown, describe briefly on a separate page.
7. Has groundwater contamination affected any drinking water wells? ☐ Y ☐ N
If yes, or unknown, please explain on a separate page. Unknown
8. What is the distance to the nearest drinking water well or other potable well (for example, irrigation wells and industrial process wells)? Upgradient well at 208 Staunton Drive is located approximately 0.3 miles north of subject property.
9. What is the distance to the nearest down-gradient drinking water well or other potable well (for example, irrigation wells and industrial process wells)? Unknown. None observed within 1/2 mile (see attached Figure)
10. What is the distance to the nearest downstream surface water intake used as a water source? Unknown. None observed within 1/2 mile (see attached figure)
11. Are hazardous vapors, air emissions or contaminated dust suspected to be migrating into residential, commercial or industrial areas? ☒ Y ☐ N
If yes, or unknown, please explain on a separate page.
12. Have hazardous substances known to have migrated off property at concentrations in excess of Branch unrestricted-use remediation goals? ☐ Y ☐ N
If yes, or unknown, please explain on a separate page. Unknown
13. Has the local community expressed concerns about contamination at the site? ☐ Y ☒ N
If yes, or unknown, please explain on a separate page.

Site Conditions Questionnaire (Cont.)

14. Based on current information, are there any sensitive environments located on the property (potential sensitive environments are listed in the Remedial Investigation Work Plan section of the IHSB "Guidelines for Assessment and Cleanup" which can be found on the IHSB web page under the Guidance link)? ☐ Y ☒ N

If yes, or unknown, please explain on a separate page.

15. Based on current information, has the contamination from the site migrated into any sensitive environments? ☐ Y ☒ N

If yes, or unknown, please explain on a separate page.

16. Do site contaminants include radioactive or mixed radioactive and chemical wastes? ☐ Y ☐ N
Unknown

Remediating Party Certification Statement

After first being duly sworn or affirmed, I, MICHAEL M. MILLER, hereby state that: I am over the age of eighteen, I am competent to make this certification based upon my own personal knowledge and belief, and, to the best of my knowledge and belief, after thorough investigation, the information contained herein is accurate and complete. I am aware that there are significant penalties for willfully submitting false, inaccurate or incomplete information.

[Signature]
(Signature of Remediating Party Representative)

5/28/2015
(Date)

Michael M. Miller, Vice President / Authorized Signatory
(Printed Name and Title of Remediating Party Representative)

Suiza Dairy Group LLC (fka Land-O-Son Dairies)
(Printed Name of Company)

STATE OF Texas

COUNTY OF Dallas

I, Tammy Garcia, a Notary Public of said County and State, do hereby certify that Michael Miller personally appeared before me this day, produced proper identification in the form of Texas driver license, was duly sworn and/or affirmed, and declared that he or she is the owner of the property referenced above or is a duly authorized agent of said owner and that, to the best of his or her knowledge and belief, after thorough investigation, the information contained in the above certification is accurate and complete, and he or she then signed this Certification in my presence.

WITNESS my hand and official seal the 28 day of May, 2015.

Tammy Ann Garcia
Notary Public (signature)

My commission expires: 1-17-2018



Environmental Consultant Certification Statement

After first being duly sworn or affirmed, I, Scott Recker, hereby state that: I am over the age of eighteen, I am competent to make this certification based upon my own personal knowledge and belief, and, to the best of my knowledge and belief, after thorough investigation, the information contained herein is accurate and complete. I am aware that there are significant penalties for willfully submitting false, inaccurate or incomplete information.

[Signature]

(Signature)

5-26-15

(Date)

Scott Recker

(Printed Name)

Antea USA of North Carolina, Inc.

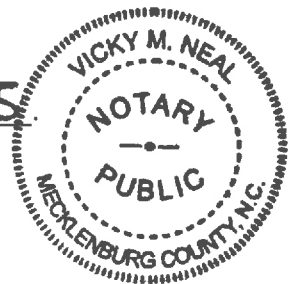
(Printed Name of Environmental Consultant)

STATE OF NORTH CAROLINA
COUNTY OF MECKLENBURG

I, VICKY M. NEAL, a Notary Public of said County and State, do hereby certify that SCOTT RECKER personally appeared before me this day, produced proper identification in the form of 'personally known', was duly sworn and/or affirmed, and declared that he or she is an environmental consultant for the property referenced above and that, to the best of his or her knowledge and belief, after thorough investigation, the information contained in the above certification is accurate and complete, and he or she then signed this Certification in my presence.

WITNESS my hand and official seal the 26th day of MAY, 2015.

[Signature]
Notary Public (signature)



(OFFICIAL SEAL)

My commission expires: APRIL 12, 2019

Site Conditions Questionnaire Answers Attachment

1. Piedmont Global Preschool is located on the adjacent property, to the north. Nottingham Apartments is located on the adjacent property, to the east. A residential area is located across United Street, to the south.
4. Data from file review indicates detections of chlorinated volatile hydrocarbons in soil vapors.
5. Data from file review indicates detections of chlorinated volatile hydrocarbons in groundwater (data included as an attachment).
7. Antea Group has not conducted sampling, and found no evidence of contamination during file review activities.
11. Data and workplans from file review indicate that soil vapor detections were found at the shared property line with the Nottingham Apartments complex, to the east. Laboratory analytical data from indoor air samples collected from select apartments indicate exceedances of residential indoor air screening levels (see attached).
12. Antea Group has not conducted sampling.
16. Antea Group has not conducted any sampling, and found no evidence of this.



Figure 1- Subject Property Area Map

Market Street Storage
3939 W Market Street
Greensboro, Guilford County, North Carolina

PROJECT NO: E050466640

DATE: 5/4/2015

SCALE: NTS

DRAWN BY: BM



8008 Corporate Center Drive, Suite 100
Charlotte, North Carolina 28226

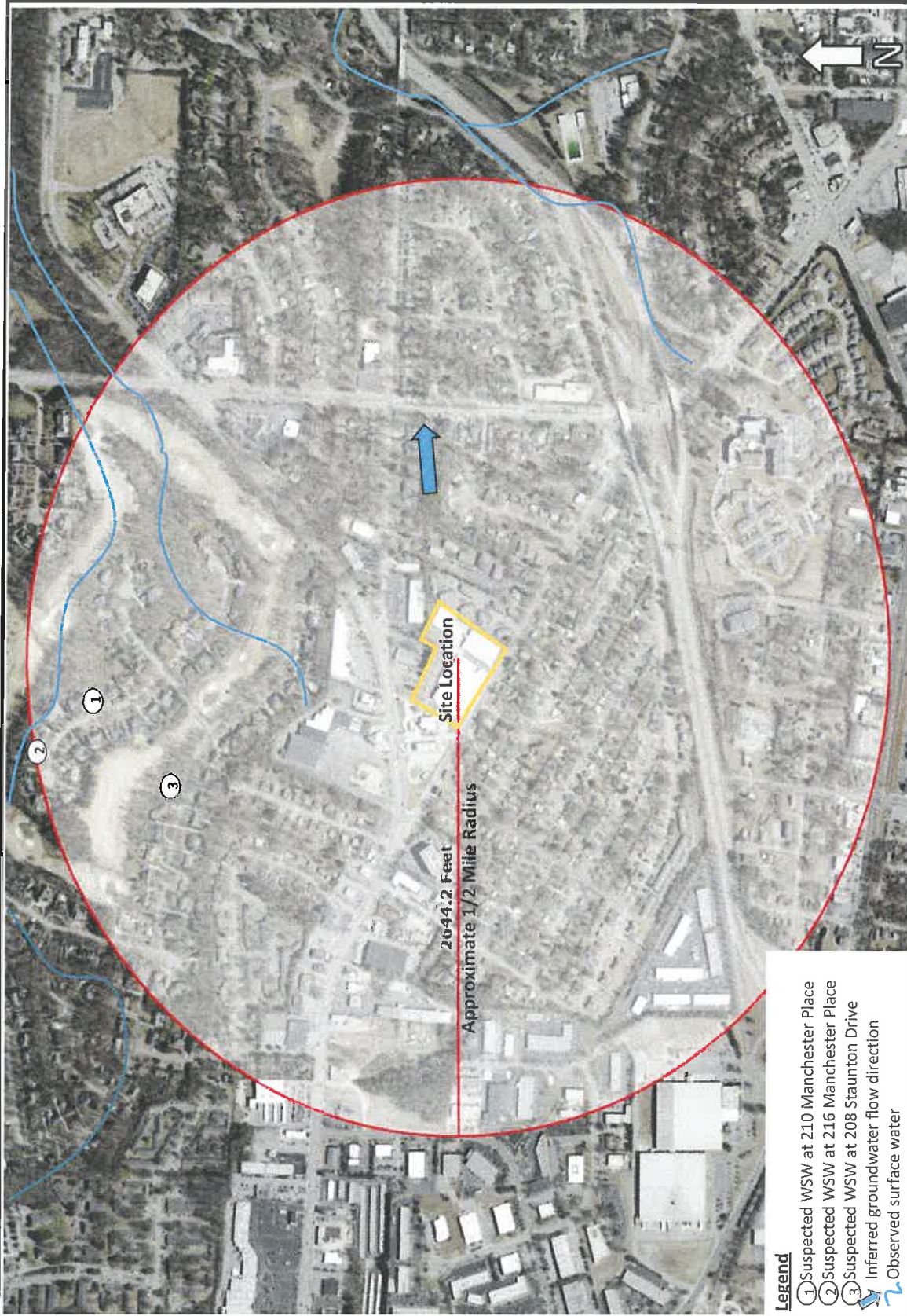


FIGURE 2 - Site Reconnaissance Receptor Locations

Market Street Storage
 3939 W Market Street
 Greensboro, Guilford County, North Carolina

PROJECT NO: E050466640

DATE: 5/4/2015

SCALE: NTS

DRAWN BY: BM



8008 Corporate Center Drive, Suite 100
 Charlotte, North Carolina 28226

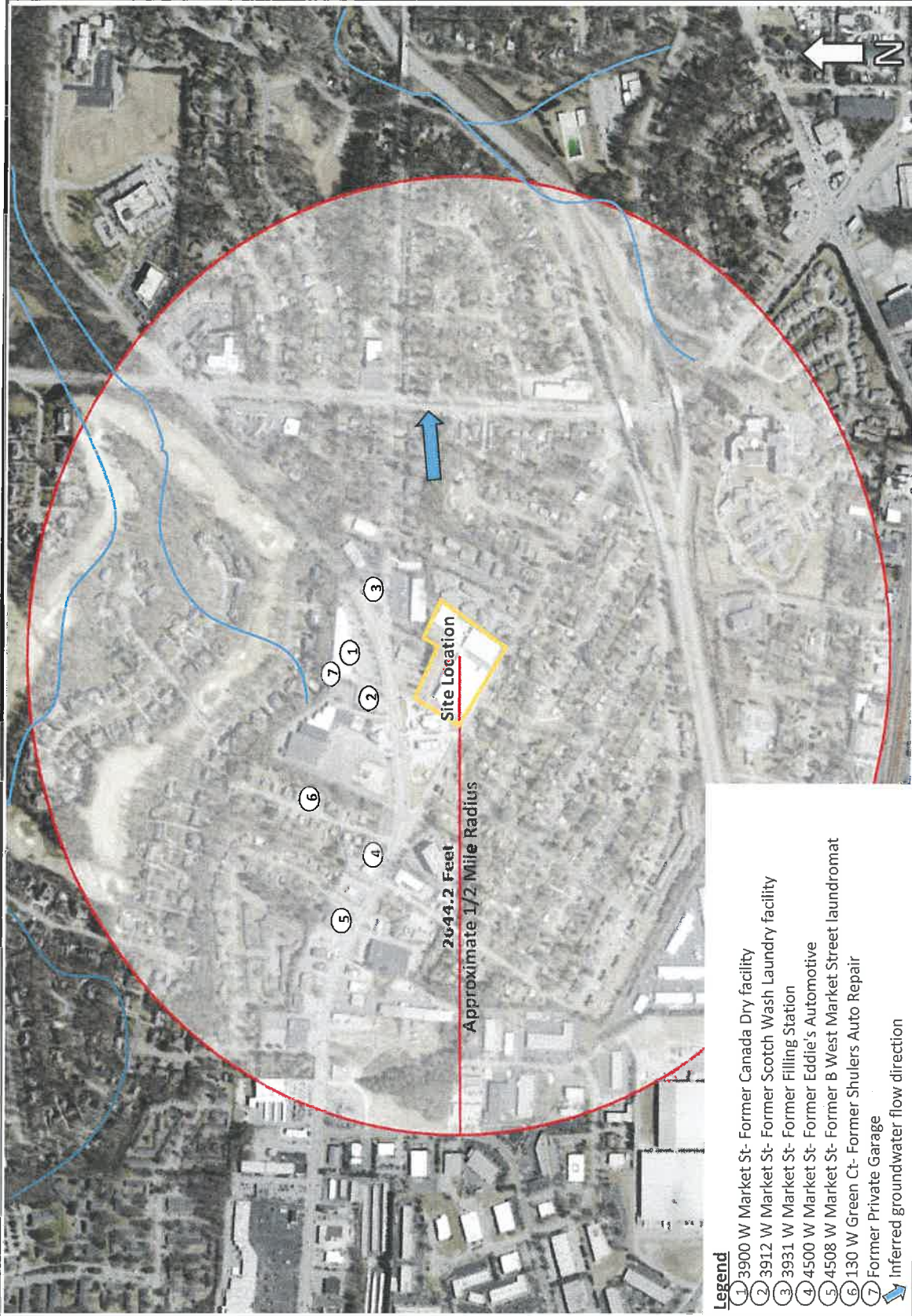


FIGURE 3 - Potential Historical Source Locations

Market Street Storage
 3939 W Market Street
 Greensboro, Guilford County, North Carolina

PROJECT NO: E050466640

DATE: 5/19/2015

SCALE: NTS

DRAWN BY: BM



8008 Corporate Center Drive, Suite 100
 Charlotte, North Carolina 28226

EDR Potential Historical Sources Attachment

DETAIL MAP - 4275120.2S



- Target Property
- Sites at elevations higher than or equal to the target property
- Sites at elevations lower than the target property
- Manufactured Gas Plants
- Sensitive Receptors
- National Priority List Sites
- Dept. Defense Sites

- Indian Reservations BIA
- Oil & Gas pipelines from USGS
- 100-year flood zone
- 500-year flood zone

- Hazardous Substance Disposal Sites

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: Dean Foods - Borden Dairy
 ADDRESS: 3939 West Market Street
 Greensboro NC 27407
 LAT/LONG: 36.0682 / 79.8528

CLIENT: Antea Group
 CONTACT: Matthew Eckmair
 INQUIRY #: 4275120.2s
 DATE: April 27, 2015 8:08 am

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

B15
NW
< 1/8
0.017 mi.
91 ft.

3930 W MARKET ST
GREENSBORO, NC 27407

Site 6 of 7 in cluster B

EDR US Hist Auto Stat 1015464796
N/A

Relative:
Higher

EDR Historical Auto Stations:

Name: QUIK SHOP GAS STOP #3 CITGO
Year: 1999
Address: 3930 W MARKET ST

Actual:
875 ft.

Name: QUIK SHOP GAS STOP #3 CITGO
Year: 2000
Address: 3930 W MARKET ST

Name: QUIK SHOP GAS STOP #3 CITGO
Year: 2001
Address: 3930 W MARKET ST

Name: QUIK SHOP GAS STOP CITGO
Year: 2002
Address: 3930 W MARKET ST

Name: QUIK SHOP GAS STOP CITGO
Year: 2003
Address: 3930 W MARKET ST

Name: QUIK SHOP GAS STOP CITGO
Year: 2004
Address: 3930 W MARKET ST

Name: QUIK SHOPGAS STOP 3 CITGO
Year: 2011
Address: 3930 W MARKET ST

B16
NNW
< 1/8
0.019 mi.
100 ft.

SCOTCH WASH INDY
3912 MARKET ST W
GREENSBORO, NC

Site 7 of 7 in cluster B

EDR US Hist Cleaners 1014858409
N/A

Relative:
Higher

EDR Historical Cleaners:

Name: SCOTCH WASH INDY
Year: 1961
Type: LAUNDRIES - SELF SERVE

Actual:
870 ft.

C17
NNE
< 1/8
0.067 mi.
353 ft.

CANADA DRY-A
3900 WEST MARKET ST.
GREENSBORO, NC

Site 1 of 3 in cluster C

IMD S103916909
N/A

Relative:
Lower

IMD:

Region: WS
Facility ID: 20272
Date Occurred: 5/18/1999
Submit Date: 7/26/1999
GW Contam: Not reported

Actual:
859 ft.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CANADA DRY-A (Continued)

S103916909

Soil Contam: Yes
Incident Desc: PRE BUY ASSESSMENT SAMPLES COLLECTED MAY 1999 SHOW HIGH LEVELS IN
SOILS AT 20 FT DEEP BENEATH FORMER 5K GAS TANK.
Operator: ROYALL SPENCE, JR.
Contact Phone: Not reported
Owner Company: CANADA DRY OF GREENSBORO
Operator Address: 2411 HIGH POINT RD.
Operator City: GREENSBORO
Oper City, St, Zip: GREENSBORO, NC 27403
Ownership: Private
Operation: Commercial
Material: GASOLINE
Qty Lost 1: Not reported
Qty Recovered 1: Not reported
Material: DIESEL
Qty Lost: Not reported
Qty Recovered: Not reported
Source: Leak-underground
Type: Gasoline/diesel
Location: Facility
Setting: Urban
Risk Site: Not reported
Site Priority: Not reported
Priority Code: Not reported
Priority Update: 7/26/1999
Dem Contact: Not reported
Wells Affected: No
Num Affected: Not reported
Wells Contam: Not reported
Sampled By: Responsible Parties
Samples Include: Soil Samples
7.5 Min Quad: Not reported
5 Min Quad: Not reported
Latitude: Not reported
Longitude: Not reported
Latitude Number: Not reported
Longitude Number: Not reported
Latitude Decimal: Not reported
Longitude Decimal: Not reported
GPS: NOD
Agency: Not reported
Facility ID: 20272
Last Modified: 9/7/1999
Incident Phase: Closed Out
NOV Issued: Not reported
NORR Issued: Not reported
45 Day Report: Not reported
Public Meeting Held: Not reported
Corrective Action Planned: Not reported
SOC Signed: Not reported
Reclassification Report: Not reported
RS Designation: Not reported
Closure Request Date: Not reported
Close-out Report: 7/27/1999

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

C18
NNE
< 1/8
0.067 mi.
353 ft.
Site 2 of 3 in cluster C

UST **U003134901**
N/A

Relative:
Lower

UST:

Facility Id: 00-0-0000010677
Contact: CANADA DRY OF GREENSBORO, INC.
Contact Address1: 2411 HIGH POINT RD
Contact Address2: Not reported
Contact City/State/Zip: GREENSBORO, NC 27403-3139
FIPS County Desc: Guilford
Latitude: 0
Longitude: 0

Actual:
859 ft.

Tank Id: 1
Tank Status: Removed
Installed Date: 05/14/1956
Perm Close Date: 11/30/1990
Product Key: 3
Product Name: Gasoline, Gas Mix
Tank Capacity: 1000
Root Tank Id: Not reported
Main Tank: No
Compartment Tank: No
Manifold Tank: Not reported
Commercial: Yes
Regulated: Yes
Tank Construction: Single Wall Steel
Piping Construction: Unknown
Piping System Key: Unknown
Other CP Tank: Not reported

Tank Id: 2
Tank Status: Removed
Installed Date: 05/14/1956
Perm Close Date: 11/30/1990
Product Key: 3
Product Name: Gasoline, Gas Mix
Tank Capacity: 5000
Root Tank Id: Not reported
Main Tank: No
Compartment Tank: No
Manifold Tank: Not reported
Commercial: Yes
Regulated: Yes
Tank Construction: Single Wall Steel
Piping Construction: Single Wall Steel
Piping System Key: Unknown
Other CP Tank: Not reported

Tank Id: 3
Tank Status: Removed
Installed Date: 05/09/1976
Perm Close Date: 07/28/1993
Product Key: 3

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CANADA DRY OF GREENSBORO, INC. (Continued)

U003134901

Product Name: Gasoline, Gas Mix
Tank Capacity: 10000
Root Tank Id: Not reported
Main Tank: No
Compartment Tank: No
Manifold Tank: Not reported
Commercial: Yes
Regulated: Yes
Tank Construction: Single Wall Steel
Piping Construction: Single Wall Steel
Piping System Key: Unknown
Other CP Tank: Not reported

Tank Id: 4
Tank Status: Removed
Installed Date: 05/09/1976
Perm Close Date: 07/28/1993
Product Key: 1
Product Name: Diesel
Tank Capacity: 10000
Root Tank Id: Not reported
Main Tank: No
Compartment Tank: No
Manifold Tank: Not reported
Commercial: Yes
Regulated: Yes
Tank Construction: Single Wall Steel
Piping Construction: Single Wall Steel
Piping System Key: Unknown
Other CP Tank: Not reported

C19
NNE
< 1/8
0.067 mi.
353 ft.

CANADA DRY - A
3900 W. MARKET ST.
GREENSBORO, NC 27407

LUST S105766909
N/A

Site 3 of 3 in cluster C

Relative:
Lower

LUST:

Actual:
859 ft.

Facility ID: 00-0-000
UST Number: WS-5708
Incident Number: 20272
Contamination Type: Soil
Source Type: Leak-underground
Product Type: PETROLEUM
Date Reported: 05/28/1999
Date Occur: 05/18/1999
Cleanup: 09/30/2001
Closure Request: Not reported
Close Out: 07/27/1999
Level Of Soil Cleanup Achieved: Soil to Groundwater
Tank Regulated Status: Regulated
Of Supply Wells: 0
Commercial/NonCommercial UST Site: COMMERCIAL
Risk Classification: Not reported
Risk Class Based On Review: L
Corrective Action Plan Type: Not reported
NOV Issue Date: 03/30/1993

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CANADA DRY - A (Continued)

S105766909

NORR Issue Date: 07/13/1999
Site Priority: Not reported
Phase Of LSA Req: Not reported
Site Risk Reason: Not reported
Land Use: Not reported
MTBE: No
MTBE1: Unknown
Flag: No
Flag1: No
LUR Filed: Not reported
Release Detection: 0
Current Status: File Located in Archives
RBCA GW: Not reported
PETOPT: 3
RPL: False
CD Num: 149
Reel Num: 0
RPOW: False
RPOP: False
Error Flag: 0
Error Code: N
Valid: False
Lat/Long Decimal: 36.0697 -79.8524
Testlat: Not reported
Regional Officer Project Mgr: JLN
Region: Winston-Salem
Company: CANADA DRY OF GREENSBORO, INC.
Contact Person: ROYALL SPENCE, JR.
Telephone: Not reported
RP Address: 241 HIGH POINT ROAD
RP City,St,Zip: GREENSBORO, NC 27403
RP County: Not reported
Comments: CLOSED OUT 5-8-92, REOPENED 7-13-99
5 Min Quad: Not reported
Last Modified: 1999-09-07 00:00:00
Incident Phase: Closed Out
NOV Issued: Not reported
NORR Issued: Not reported
45 Day Report: Not reported
Public Meeting Held: Not reported
Corrective Action Planned: Not reported
SOC Signed: Not reported
Reclassification Report: Not reported
RS Designation: Not reported
Closure Request Date: Not reported
Close-out Report: 1999-07-27 00:00:00

20
SW
< 1/8
0.072 mi.
378 ft.

MONSEES RESIDENCE, JASON
4315 PRINCETON AVENUE
GREENSBORO, NC 27410

LUST S110051944
LUST TRUST N/A

Relative:
Lower

LUST:
Facility ID: Not reported
UST Number: WS-8214
Incident Number: 37523
Contamination Type: Soil

Actual:
862 ft.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

D24
ESE
< 1/8
0.115 mi.
605 ft.

NICHOLS JOHN B SPEEDOMETER REPAIRS
521 ROSEBRIAR CT
GREENSBORO, NC 27407

EDR US Hist Auto Stat 1014860773
N/A

Site 2 of 2 in cluster D

Relative:
Lower

EDR Historical Auto Stations:

Name: NICHOLS JOHN B SPEEDOMETER
Year: 1966
Type: AUTOMOBILE REPAIRING

Actual:
844 ft.

Name: NICHOLS JOHN B SPEEDOMETER REPAIRS
Year: 1970
Type: AUTOMOBILE REPAIRING

25
WNW
1/8-1/4
0.145 mi.
766 ft.

SHULERS AUTO REPAIR
130 W GREEN CT
GREENSBORO, NC

EDR US Hist Auto Stat 1014861092
N/A

Relative:
Higher

EDR Historical Auto Stations:

Name: SHULERS AUTO REPAIR
Year: 1961
Type: AUTOMOBILE REPAIRING

Actual:
874 ft.

E26
WNW
1/8-1/4
0.146 mi.
771 ft.

BILLS TEXACO SERV GAS STA
4412 MARKET ST W
GREENSBORO, NC

EDR US Hist Auto Stat 1014860404
N/A

Site 1 of 9 in cluster E

Relative:
Higher

EDR Historical Auto Stations:

Name: BILLS TEXACO SERV GAS STA
Year: 1961
Type: GASOLINE STATIONS

Actual:
878 ft.

E27
WNW
1/8-1/4
0.148 mi.
780 ft.

DONS TEXACO SERV
4420 MARKET ST W
GREENSBORO, NC

EDR US Hist Auto Stat 1014859431
N/A

Site 2 of 9 in cluster E

Relative:
Higher

EDR Historical Auto Stations:

Name: DONS TEXACO SERV
Year: 1961
Type: GASOLINE STATIONS

Actual:
878 ft.

Name: SHIELDS BILL TEXACO SERVICE
Year: 1966
Type: GASOLINE STATIONS

Name: ATKINS TEXACO
Year: 1970
Type: SERVICE STATIONS

Name: ATKINS TEXACO

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

DONS TEXACO SERV (Continued)

1014859431

Year: 1970
Type: GASOLINE STATIONS

F28
NE
1/8-1/4
0.149 mi.
786 ft.

ALLEN PROPERTY (LOUIS & ANNE)
3831 W. MARKET STREET
GREENSBORO, NC 27407

IMD S106075607
LUST N/A

Site 1 of 3 in cluster F

Relative:
Higher

IMD:

Actual:
868 ft.

Region: WS
Facility ID: 30249
Date Occurred: 8/12/2003
Submit Date: 9/12/2003
GW Contam: Yes, Groundwater Contamination has been detected
Soil Contam: No
Incident Desc: Geoprobe samples taken for property transfer found soil and groundwater contamination
Operator: DONNA PIERCE
Contact Phone: Not reported
Owner Company: UNION OIL CO.OF CALIFORNIA
Operator Address:2142 RASECRANS AVE., SUITE 400
Operator City: EL GERGUNDO
Oper City,St,Zip: EL GERGUNDO, CA 90245-
Ownership: Private
Operation: Commercial
Material: Not reported
Qty Lost 1: Not reported
Qty Recovered 1: Not reported
Source: Leak-underground
Type: Gasoline/diesel
Location: Facility
Setting: Not reported
Risk Site: Not reported
Site Priority: Not reported
Priority Code: Not reported
Priority Update: Not reported
Dem Contact: SKC
Wells Affected: Unknown
Num Affected: Not reported
Wells Contam: Not reported
Sampled By: y
Samples Include: Not reported
7.5 Min Quad: Not reported
5 Min Quad: Not reported
Latitude: Not reported
Longitude: Not reported
Latitude Number: Not reported
Longitude Number: Not reported
Latitude Decimal: Not reported
Longitude Decimal: Not reported
GPS: NOD
Agency: DWM
Facility ID: 30249
Last Modified: Not reported
Incident Phase: RE
NOV Issued: 12/6/2005
NORR Issued: 9/23/2003

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

STARMCUNT PURE OIL SEVICE (Continued)

1014859545

Year: 1961
Type: GASOLINE STATIONS

Name: STARMCUNT PURE OIL SEVICE
Year: 1966
Type: GASOLINE STATIONS

Name: STARMOUNT PURE OIL SERVICE GAS
Year: 1970
Type: GASOLINE STATIONS

E30
WNW
1/8-1/4
0.159 mi.
839 ft.

EDDIE'S AUTOMOTIVE
4500 W. MARKET ST.
GREENSBORO, NC 27407

LUST S105766654
N/A

Site 3 of 9 in cluster E

Relative:
Higher

LUST:

Actual:
879 ft.

Facility ID: Not reported
UST Number: WS-3966
Incident Number: 13230
Contamination Type: Not reported
Source Type: Leak-underground
Product Type: PETROLEUM
Date Reported: 01/19/1995
Date Occur: 02/06/1995
Cleanup: 02/06/1995
Closure Request: Not reported
Close Out: 03/28/1995
Level Of Soil Cleanup Achieved: Not reported
Tank Regulated Status: Non Regulated
Of Supply Wells: 0
Commercial/NonCommercial UST Site: Not reported
Risk Classification: Not reported
Risk Class Based On Review: Not reported
Corrective Action Plan Type: Not reported
NOV Issue Date: 02/10/1995
NORR Issue Date: Not reported
Site Priority: Not reported
Phase Of LSA Req: Not reported
Site Risk Reason: Not reported
Land Use: Not reported
MTBE: No
MTBE1: Unknown
Flag: No
Flag1: No
LUR Filed: Not reported
Release Detection: 0
Current Status: File Located in Archives
RBCA GW: Not reported
PETOPT: Not reported
RPL: False
CD Num: 14
Reel Num: 3785
RPOW: False
RPOP: False
Error Flag: 0
Error Code: N

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

EDDIE'S AUTOMOTIVE (Continued)

S105766654

Valid: False
Lat/Long Decimal: 36.0693 -79.8562
Testlat: Not reported
Regional Officer Project Mgr: SKC
Region: Winston-Salem
Company: EDDIES AUTOMOTIVE
Contact Person: Not reported
Telephone: Not reported
RP Address: 4500 W MARKET STREET
RP City,St,Zip: GREENSBORO, NC 27407
RP County: Not reported
Comments: Not reported
5 Min Quad: Not reported
Last Modified: 1995-04-27 00:00:00
Incident Phase: Closed Out
NOV Issued: 1995-01-25 00:00:00
NORR Issued: Not reported
45 Day Report: Not reported
Public Meeting Held: Not reported
Corrective Action Planned: Not reported
SOC Signed: Not reported
Reclassification Report: Not reported
RS Designation: Not reported
Closure Request Date: Not reported
Close-out Report: 1995-03-28 00:00:00

E31
WNW
1/8-1/4
0.159 mi.
839 ft.

EDDIES AUTOMOTIVE
4500 W MARKER STREET
GREENSBORO, NC

IMD S101573928
N/A

Site 4 of 9 in cluster E

Relative:
Higher

IMD:

Actual:
879 ft.

Region: WS
Facility ID: 13230
Date Occurred: 12/9/1994
Submit Date: 1/31/1995
GW Contam: Not reported
Soil Contam: Not reported
Incident Desc: Not reported
Operator: Not reported
Contact Phone: Not reported
Owner Company: EDDIES AUTOMOTIVE
Operator Address: 4500 W MARKET STREET
Operator City: GREENSBORO
Oper City,St,Zip: GREENSBORO, NC 27407
Ownership: Private
Operation: Commercial
Material: HEATING OIL
Qty Lost 1: Not reported
Qty Recovered 1: Not reported
Source: Leak-underground
Type: Heating Oil
Location: Facility
Setting: Urban
Risk Site: Not reported
Site Priority: Not reported
Priority Code: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

EDDIES AUTOMOTIVE (Continued)

S101573928

Priority Update: Not reported
Dem Contact: Not reported
Wells Affected: Not reported
Num Affected: 0
Wells Contam: Not reported
Sampled By: Not reported
Samples Include: Not reported
7.5 Min Quad: Not reported
5 Min Quad: Not reported
Latitude: Not reported
Longitude: Not reported
Latitude Number: Not reported
Longitude Number: Not reported
Latitude Decimal: Not reported
Longitude Decimal: Not reported
GPS: NOD
Agency: Not reported
Facility ID: 13230
Last Modified: 4/27/1995
Incident Phase: Closed Out
NOV Issued: 1/25/1995
NORR Issued: Not reported
45 Day Report: Not reported
Public Meeting Held: Not reported
Corrective Action Planned: Not reported
SOC Sighned: Not reported
Reclassification Report: Not reported
RS Designation: Not reported
Closure Request Date: Not reported
Close-out Report: 3/28/1995

E32
WNW
1/8-1/4
0.160 mi.
844 ft.

**4500 W MARKET ST
GREENSBORO, NC 27407**

EDR US Hist Auto Stat 1014860713
N/A

Site 5 of 9 in cluster E

**Relative:
Higher**

EDR Historical Auto Stations:

Name: EDDIES AUTOMOTIVE
Year: 2000
Type: AUTOMOBILE REPAIRING & SERVICE

**Actual:
879 ft.**

Name: CERTIFIED AUTOMOTIVE AUTO RPR
Year: 2008
Type: AUTOMOBILE REPAIRING & SERVICE

Name: EDDIES AUTOMOTIVE
Year: 2000
Address: 4500 W MARKET ST

Name: EDDIES AUTOMOTIVE
Year: 2001
Address: 4500 W MARKET ST

Name: EDDIES AUTOMOTIVE SERVICE
Year: 2002
Address: 4500 W MARKET ST

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

(Continued)

1014860713

Name: DEL RICHARDS AUTOMOTIVE
Year: 2006
Address: 4500 W MARKET ST

Name: DEL RICHARDS AUTOMOTIVE
Year: 2008
Address: 4500 W MARKET ST

Name: GATE CITY AUTO BODY SERVICE
Year: 2011
Address: 4500 W MARKET ST

Name: GATE CITY AUTO BODY SERVICE
Year: 2012
Address: 4500 W MARKET ST

E33
WNW
1/8-1/4
0.160 mi.
844 ft.

W.H. SULLIVAN, INC.
4413 W. MARKET STREET
GREENSBORO, NC 27407

IMD S102868332
LUST N/A

Site 6 of 9 in cluster E

Relative:
Higher

IMD:

Actual:
879 ft.

Region: WS
Facility ID: 13010
Date Occurred: 9/12/1994
Submit Date: 12/12/1994
GW Contam: Not reported
Soil Contam: Yes
Incident Desc: UP TO 286 PPM TPH IN SOIL.
Operator: ALAN RAY
Contact Phone: Not reported
Owner Company: SIGCOM COMMUNICATIONS
Operator Address: P.O. BOX 156
Operator City: WHITSETT
Oper City, St, Zip: WHITSETT, NC 27377
Ownership: Private
Operation: Commercial
Material: #2 FUEL OIL
Qty Lost 1: Not reported
Qty Recovered 1: Not reported
Source: Leak-underground
Type: Heating Oil
Location: Facility
Setting: Urban
Risk Site: No
Site Priority: 080E
Priority Code: E
Priority Update: 12/4/1998
Dem Contact: Not reported
Wells Affected: No
Num Affected: 0
Wells Contam: Not reported
Sampled By: Responsible Parties
Samples Include: Soil Samples
7.5 Min Quad: Not reported
5 Min Quad: Not reported
Latitude: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CIRCLE K (Continued)

U003134665

Ended Date: 12/17/2010

I46
WNW
1/8-1/4
0.225 mi.
1190 ft.

B WEST MARKET STREET LAUNDROMAT
4508 MARKET ST W
GREENSBORO, NC 27407

EDR US Hist Cleaners **1014858221**
N/A

Site 3 of 4 in cluster I

Relative:
Higher

EDR Historical Cleaners:

Name: B SCOTCH WASH
Year: 1966
Type: LAUNDRIES - SELF SERVE

Actual:
885 ft.

Name: SCOTCH WASH
Year: 1970
Type: LAUNDRIES - SELF SERVE

Name: B WEST MARKET STREET LAUNDROMAT
Year: 1986
Type: LAUNDRIES - SELF SERVE

Name: B WEST MARKET STREET LAUNDROMAT
Year: 1991
Type: LAUNDRIES - SELF SERVE

I47
WNW
1/8-1/4
0.230 mi.
1213 ft.

B WEST MARKET STREET
4508 W MARKET ST
GREENSBORO, NC 27407

EDR US Hist Cleaners **1014859274**
N/A

Site 4 of 4 in cluster I

Relative:
Higher

EDR Historical Cleaners:

Name: B WEST MARKET STREET
Year: 2000
Type: LAUNDRIES - SELF SERVICE

Actual:
886 ft.

Name: B WEST MARKET STREET
Year: 2008
Type: LAUNDRIES-SELF SERVICE

Name: WEST MARKET STREET LAUNDROMAT
Year: 2000
Address: 4508 W MARKET ST

Name: WEST MARKET STREET LAUNDROMAT
Year: 2001
Address: 4508 W MARKET ST

Name: WEST MARKET STREET LAUNDROMAT
Year: 2002
Address: 4508 W MARKET ST

Name: WEST MARKET STREET LAUNDROMAT
Year: 2003
Address: 4508 W MARKET ST

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

B WEST MARKET STREET (Continued)

1014859274

Name: WEST MARKET STREET LAUNDROMAT
Year: 2004
Address: 4508 W MARKET ST

Name: WEST MARKET STREET LAUNDROMAT
Year: 2005
Address: 4508 W MARKET ST

Name: WEST MARKET STREET LAUNDROMAT
Year: 2006
Address: 4508 W MARKET ST

Name: WEST MARKET STREET LAUNDROMAT
Year: 2007
Address: 4508 W MARKET ST

Name: WEST MARKET STREET LAUNDROMAT
Year: 2008
Address: 4508 W MARKET ST

Name: WEST MARKET STREET LAUNDROMAT
Year: 2009
Address: 4508 W MARKET ST

Name: WEST MARKET STREET LAUNDROMAT
Year: 2010
Address: 4508 W MARKET ST

48
NE
1/8-1/4
0.233 mi.
1228 ft.

MAGNOLIA INN GROS AND FILLING STA
3815 MARKET ST W
GREENSBORO, NC

EDR US Hist Auto Stat 1014861679
N/A

Relative:
Higher

EDR Historical Auto Stations:

Name: MAGNOLIA INN GROS AND FILLING STA
Year: 1940

Actual:
876 ft.

Type: GASOLINE AND OIL SERVICE STATIONS

49
East
1/4-1/2
0.304 mi.
1607 ft.

KISTLER PROPERTY, FRANCES
510 HOME ST.
GREENSBORO, NC 27403

LUST S110493020
LUST TRUST N/A

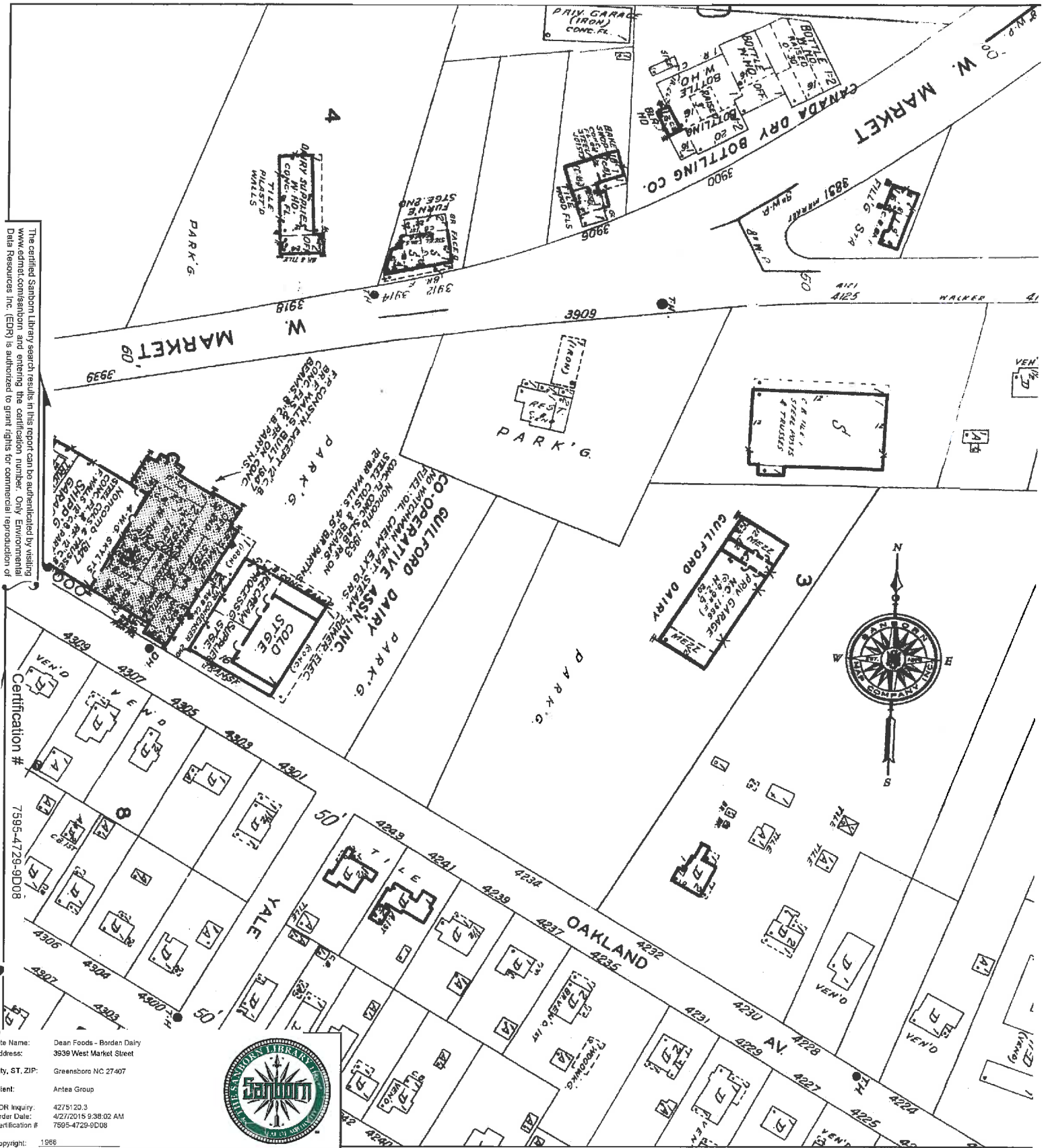
Relative:
Lower

LUST:

Facility ID: Not reported
UST Number: WS-8368
Incident Number: 37650
Contamination Type: Soil
Source Type: Leak-underground
Product Type: PETROLEUM
Date Reported: 05/26/2010
Date Occur: 05/24/2010
Cleanup: 05/21/2010
Closure Request: Not reported

Actual:
845 ft.

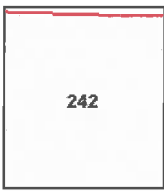
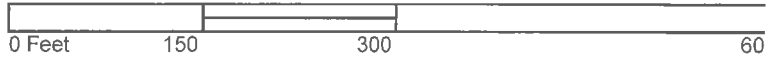
1966 Certified Sanborn Map



File Name: Dean Foods - Borden Dairy
 Address: 3939 West Market Street
 City, ST, ZIP: Greensboro NC 27407
 Client: Antea Group
 DR Inquiry: 4/27/2015 9:38:02 AM
 Certification #: 7595-4729-9D08



This Certified Sanborn Map combines the following sheets.
 Outlined areas indicate map sheets within the collection.



Volume 2, Sheet 242

242

File Review- Select Data Attachment



LEGEND

--- SUBJECT PROPERTY BOUNDARY ⊙ SUB-SLAB SAMPLE LOCATION

⊕ MONITORING WELL

⊙ SHALLOW SOIL GAS SAMPLE (10 FT)

⊕ DEEP SOIL GAS SAMPLE (15 FT)

→ GROUNDWATER FLOW DIRECTION



MW-2 | 84 TCE CONCENTRATION µg/L (JUNE 2014) APPROXIMATE

? --- ESTIMATED TCE PLUME

0 150 300
SCALE IN FEET

SAMPLE LOCATION MAP

3939 WEST MARKET STREET
GREENSBORO, NORTH CAROLINA

hart hickman
SMARTER ENVIRONMENTAL SOLUTIONS

2923 South Tryon Street-Suite 100
Charlotte, North Carolina 28203
704-586-0007(p) 704-586-0373(f)
License # C-1269 / #C-245 Geology

DATE: 9-2-14

REVISION NO. 0

JOB NO. MSS-001

FIGURE NO. 1

Table 1 (Page 1 of 1)
Summary of Subsurface Soil and Sub-Slab Vapor Analytical Data
Market Street Storage
Greensboro, North Carolina
H&H Job No. MSS-001

Sample ID	Sample Depth (ft)	Sampling Date	Analytical Method	Tetrachloroethene (PCE)	Trichloroethene (TCE)	Vinyl Chloride	trans-1,2-Dichloroethene (trans-1,2-DCE)	cis-1,2-Dichloroethene (cis-1,2-DCE)
Sub-Slab Sample								
Sub Slab -1	0.5	02/19/15	TO-15	<2.6	<2.1	<0.95	<1.6	<1.6
DWM Non-Residential Soil Gas Screening Level				3,500	175	2,790	NS	NS
Subsurface Soil Samples								
SGP-1	10	02/19/15	TO-15	150	<2.1	<0.95	<1.6	<1.6
SGP-2S	10	02/19/15	TO-15	12	9.2	<0.97	<1.6	<1.6
SGP-2D	15	02/19/15	TO-15	70	<2.0	<0.90	<1.5	<1.5
SGP-3S	10	02/19/15	TO-15	320	5,300	<0.93	<1.5	4.3
SGP-3D	15	02/19/15	TO-15	140	13,000	0.49	1.2	21
SGP-4	10	02/19/15	TO-15	8.3	61	<0.98	<1.6	<1.6
SGP-5	10	02/19/15	TO-15	430	16	<0.60	<0.99	<1.0
DWM Residential Soil Gas Screening Level				278	13.9	55.9	NS	NS

Notes

Bold highlight indicates concentration exceeds Division of Waste Management applicable Sub-slab and Exterior Soil Gas Screening Level (June 2014).

DWM = Division of Waste Management

NS = Not Specified

µg/m³ = micrograms per cubic meter

Table 1 (Page 1 of 1)
Summary of Groundwater Analytical Results
Market Street Storage
Greensboro, North Carolina
H&H Job No. MSS-001

Sample ID Sample Date Units	MW-1 6/11/2014 (µg/L)	MW-2 6/11/2014 (µg/L)	MW-3 6/11/2014 (µg/L)	MW-4 6/11/2014 (µg/L)	MW-5 6/11/2014 (µg/L)	MW-6 6/11/2014 (µg/L)	Screening Criteria	
							NC 2L Standard ¹ (µg/L)	Residential Vapor Intrusion ² (µg/L)
<u>VOCs (8260B)</u>								
Tetrachloroethylene	<0.37	1.0	<37	<0.37	<0.37	<0.37	0.7	11.5
Trichloroethylene	<0.40		2100	<0.40	<0.40	<0.40	3	1.04
cis-1,2-Dichloroethylene	<0.26	0.34 J	180	0.48 J	0.44 J	<0.26	70	NS
Naphthalene	<1.0	1.2 J	0.39 J	<1.0	<1.0	<1.0	6	34.8
<u>SVOCs (8270C)</u>								
Bis(2-ethylhexyl)phthalate	<0.71	NA	0.83 J	NA	NA	NA	3	NS
Di-n-butyl phthalate	0.34 J	NA	0.55 J	NA	NA	NA	700	NS
Diethyl phthalate	0.39 J	NA	1.0 J	NA	NA	NA	6,000	NS
Dimethyl phthalate	0.85 J	NA	1.1 J	NA	NA	NA	NS	NS

Notes:

1) Department of Environment and Natural Resources 15A NCAC 2L Groundwater Standards (April 2013)
 2) Division of Waste Management Residential Vapor Intrusion Groundwater Screening Level (June 2014)

Only those compounds detected in at least one sample shown above
 Groundwater data collected by Solutions-IES

Bold indicates an exceedance of the NC 2L Groundwater Standard

Exceedance indicates an exceedance of Residential Vapor Intrusion Groundwater Screening Level

Method number follows parameter in parenthesis

VOCs = volatile organic compounds; SVOCs = semi-volatile organic compounds

NS = screening criteria not specified; NA = not analyzed

µg/L = micrograms per liter; J = estimated value

Table 2 (Page 1 of 1)
Summary of Sub-Slab and Subsurface Soil Vapor Analytical Data
Market Street Storage
Greensboro, North Carolina
H&H Job No. MSS-001

Sample ID	Sample Depth (ft)	Sampling Date	Analytical Method	Tetrachloroethene (PCE)	Trichloroethene (TCE)	Vinyl Chloride	trans-1,2-Dichloroethene (trans-1,2-DCE)	cis-1,2-Dichloroethene (cis-1,2-DCE)
Sub-Slab Sample								
Sub Slab -1	0.5	02/19/15	TO-15	<2.6	<2.1	<0.95	<1.6	<1.6
DWM Non-Residential Soil Gas Screening Level				3,500	175	2,790	NS	NS
Subsurface Soil Samples								
SGP-1	10	02/19/15	TO-15	150	<2.1	<0.95	<1.6	<1.6
SGP-2S	10	02/19/15	TO-15	12	9.2	<0.97	<1.6	<1.6
SGP-2D	15	02/19/15	TO-15	70	<2.0	<0.90	<1.5	<1.5
SGP-3S	10	02/19/15	TO-15	320	5,300	<0.93	<1.5	4.3
SGP-3D	15	02/19/15	TO-15	140	13,000	0.49	1.2	21
SGP-4	10	02/19/15	TO-15	8.3	61	<0.98	<1.6	<1.6
SGP-5	10	02/19/15	TO-15	430	16	<0.60	<0.99	<1.0
DWM Residential Soil Gas Screening Level				278	13.9	55.9	NS	NS

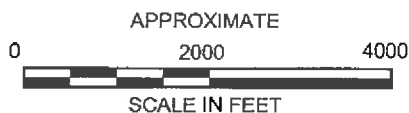
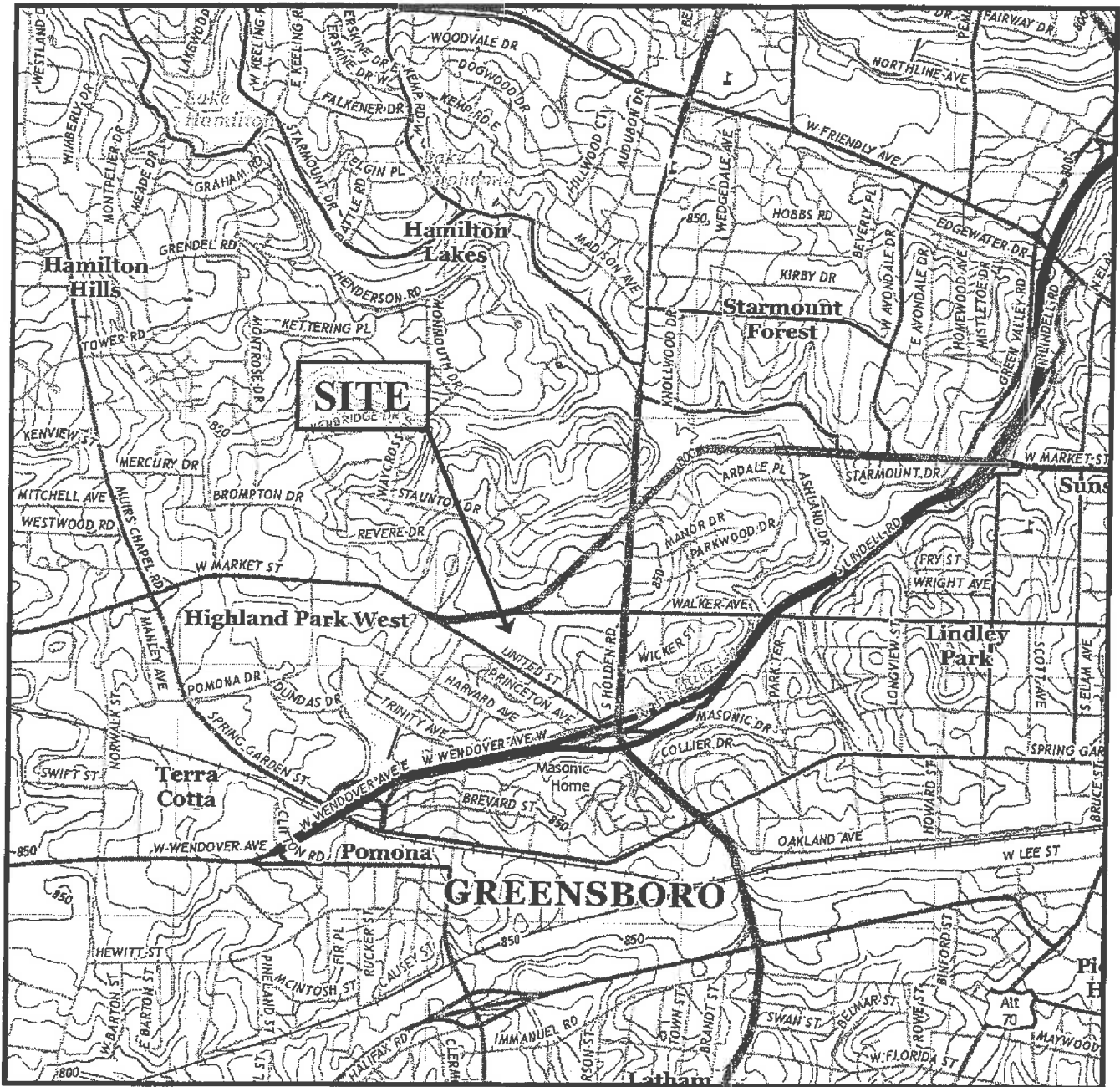
Notes

Bold highlight indicates concentration exceeds Division of Waste Management applicable Sub-slab and Exterior Soil Gas Screening Level (June 2014).


DWM = Division of Waste Management

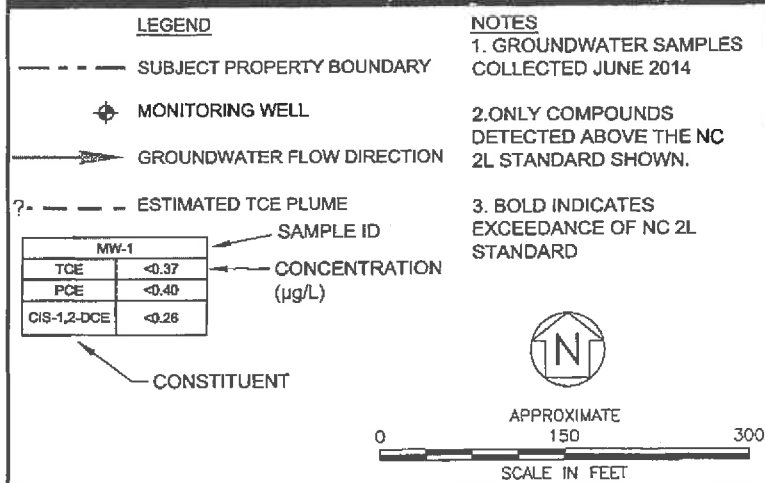
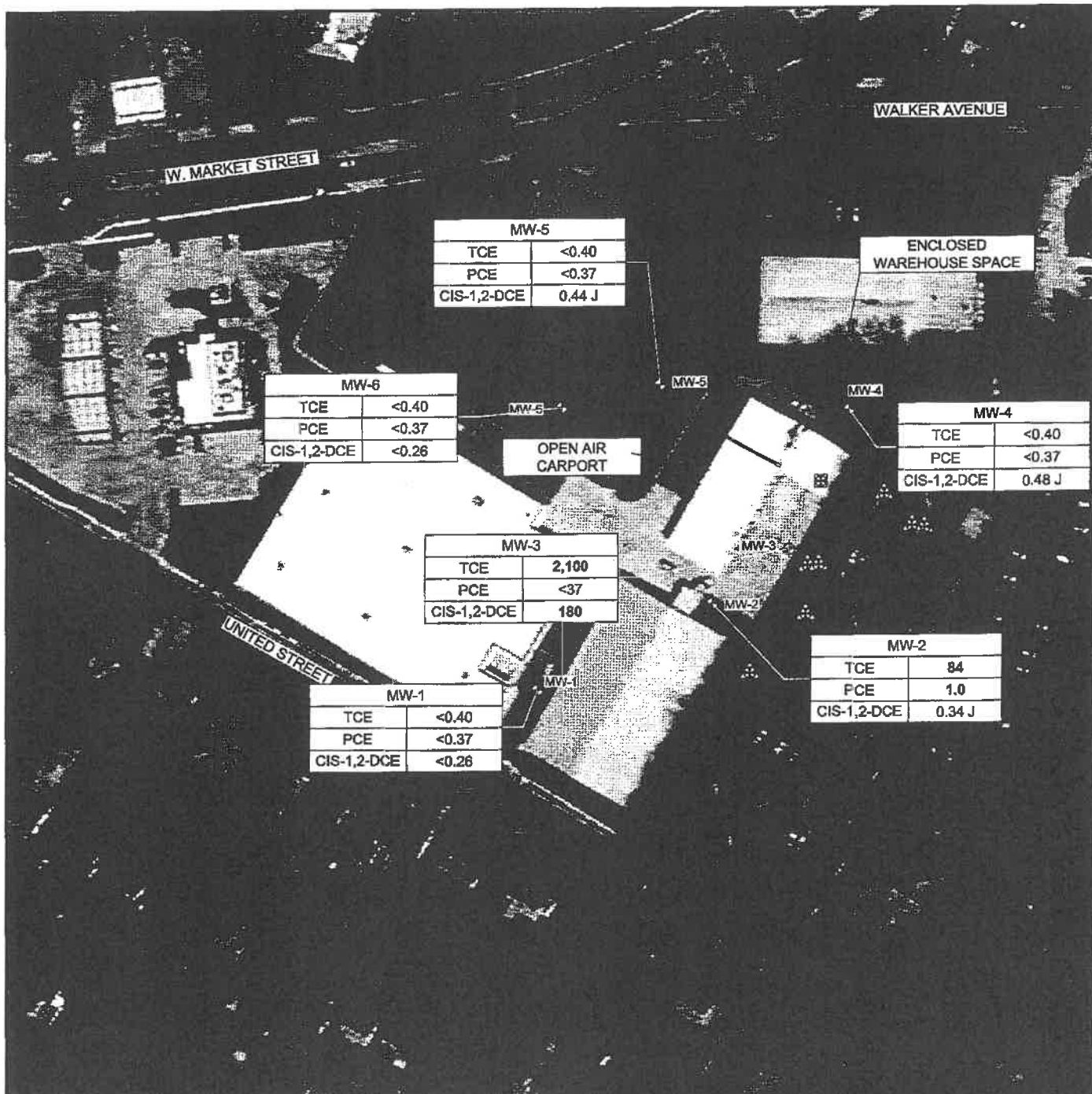
NS = Not Specified

µg/m³ = micrograms per cubic meter

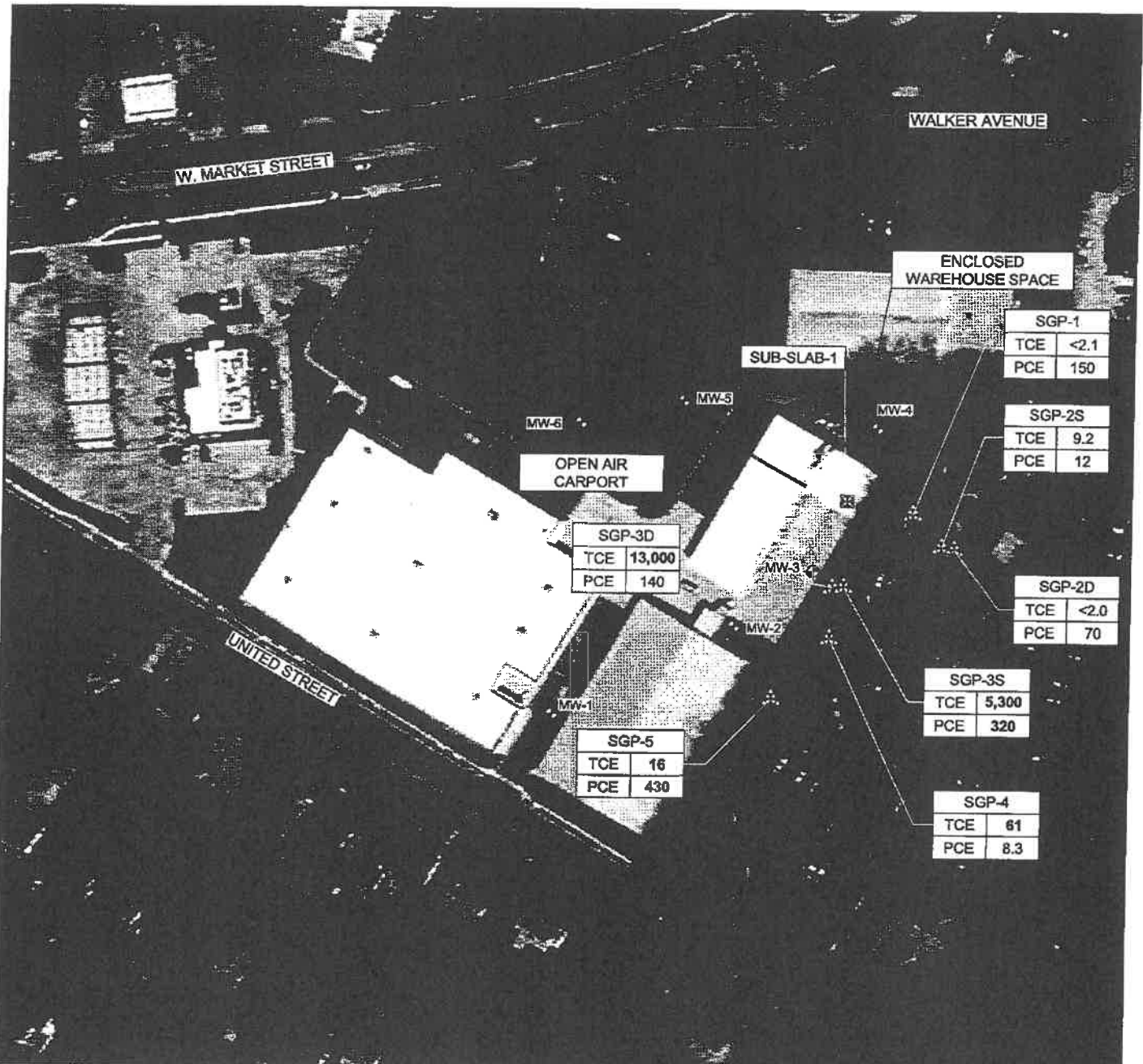


NORTH CAROLINA, GREENSBORO 2013

TITLE		SITE LOCATION MAP	
PROJECT		3939 WEST MARKET STREET GREENSBORO, NC	
		2923 S. Tryon Street, Suite 100 Charlotte, NC 28203 704.586.0007(p) 704.586.0373(f)	
DATE:	09/04/2014	REVISION NO:	0
JOB NO:	MSS-001	FIGURE:	1



TITLE GROUNDWATER SAMPLE LOCATION MAP	
PROJECT 3939 WEST MARKET STREET GREENSBORO, NORTH CAROLINA	
hart hickman SMARTER ENVIRONMENTAL SOLUTIONS 2923 South Tryon Street-Suite 100 Charlotte, North Carolina 28203 704-586-0007(p) 704-586-0373(f) License # C-1269 / #C-245 Geology	
DATE: 3-10-15	REVISION NO. 0
JOB NO. MSS-001	FIGURE NO. 2



LEGEND

--- SUBJECT PROPERTY BOUNDARY

⊕ MONITORING WELL

▲ SUBSURFACE SOIL VAPOR SAMPLE

⊠ SUB-SLAB SAMPLE LOCATION

SGP-5		SAMPLE ID
TCE	16	CONCENTRATION (µg/ m ³)
PCE	430	
		CONSTITUENT

NOTES

1. GROUNDWATER SAMPLES COLLECTED JUNE 2014.

2. ONLY COMPOUNDS DETECTED ABOVE THE DWM RESIDENTIAL SGSL SHOWN.

3. BOLD INDICATES EXCEEDANCE OF DWM SGSL.

TITLE

**SUB SLAB & SUBSURFACE SOIL VAPOR
SAMPLE LOCATION MAP**

PROJECT

**3939 WEST MARKET STREET
GREENSBORO, NORTH CAROLINA**

hart hickman
SMARTER ENVIRONMENTAL SOLUTIONS

2923 South Tryon Street-Suite 100
Charlotte, North Carolina 28203
704-586-0007(p) 704-586-0373(f)
License # C-1269 / #C-245 Geology

DATE: 3-10-15

REVISION NO. 0

JOB NO. MSS-001

FIGURE NO. 3



APPROXIMATE
150

0 300
SCALE IN FEET

Hart & Hickman - Charlotte

2923 South Tryon St, Suite 100
Charlotte, NC 28203

Nottingham Apartments

Greensboro, NC
Project# MSS-002

Analytical Report (0515-85)

GC/MS SIM Analysis

Vinyl chloride
trans-1,2-Dichloroethylene
cis-1,2-Dichloroethylene
Trichloroethylene
Tetrachloroethylene



Enthalpy Analytical, Inc.

Phone: (919) 850 - 4392 / Fax: (919) 850 - 9012 / www.enthalpy.com
800-1 Capitola Drive Durham, NC 27713-4385

I certify that to the best of my knowledge all analytical data presented in this report:

- Have been checked for completeness
- Are accurate, error-free, and legible
- Have been conducted in accordance with approved protocol, and that all deviations and analytical problems are summarized in the appropriate narrative(s)

This analytical report was prepared in Portable Document Format (.PDF) and contains 23 pages.

Kristen H. Bounds

QA Reviewed by – Kristen H. Bounds

Report Issued: 05/18/2015



Sample Name : 4250A-447NS
Sample Info : 0515-85
Sampling Date : 2015-05-06 12:18:00
Data File : W1501716.D
Dilution : 1
Extraction Volume : 2 mL
Sampling Time : 10017 min
Acquisition Date : 2015-05-13 16:44:21
Instrument Method : RAD624-SIM-RAD1308.M
Matrix : AIR

Target Compound	Detection Limit (ug/m3)	Quantitation Limit (ug/m3)	Catch Weight (ug)	Concentration (ug/m3)	Flag *
Chloroethene (Vinyl chloride)	0.016	0.082	ND	ND	
trans-1,2-Dichloroethylene	0.017	0.10	ND	ND	
cis-1,2-Dichloroethylene	0.019	0.10	ND	ND	
Trichloroethylene	0.023	0.12	1.8	2.6	
Tetrachloroethylene	0.014	0.14	0.20	0.33	

Internal Standards	Response	Retention Time (min)	Concentration (ug/mL)	Flag *
Toluene-d8	22,000	7.01	1.0	PASS

(ND) = Not Detected

* (J) = Below Calibration Range, (E) = Above Calibration Range, (m) = Manual Integration, (C) = Estimated Flow Rate

IS Acceptance Criteria: RT +/- 20 sec, Response +/- 40%



Sample Name : 4250C-448NS
Sample Info : 0515-85
Sampling Date : 2015-05-06 12:12:00
Data File : W1501718.D
Dilution : 1
Extraction Volume : 2 mL
Sampling Time : 10028 min
Acquisition Date : 2015-05-13 17:17:51
Instrument Method : RAD624-SIM-RAD1308.M
Matrix : AIR

Target Compound	Detection Limit (ug/m3)	Quantitation Limit (ug/m3)	Catch Weight (ug)	Concentration (ug/m3)	Flag *
Chloroethene (Vinyl chloride)	0.016	0.082	ND	ND	
trans-1,2-Dichloroethylene	0.017	0.10	ND	ND	
cis-1,2-Dichloroethylene	0.019	0.10	ND	ND	
Trichloroethylene	0.023	0.12	0.049	0.071	m J
Tetrachloroethylene	0.014	0.14	1.1	1.9	

Internal Standards	Response	Retention Time (min)	Concentration (ug/mL)	Flag *
Toluene-d8	22,000	7.01	1.0	PASS

(ND) = Not Detected

* (J) = Below Calibration Range, (E) = Above Calibration Range, (m) = Manual Integration, (C) = Estimated Flow Rate

IS Acceptance Criteria: RT +/- 20 sec, Response +/- 40%



Sample Name : 4250B-449NS
Sample Info : 0515-85
Sampling Date : 2015-05-06 12:15:00
Data File : W1501719.D
Dilution : 1
Extraction Volume : 2 mL
Sampling Time : 10025 min
Acquisition Date : 2015-05-13 17:34:04
Instrument Method : RAD624-SIM-RAD130B.M
Matrix : AIR

Target Compound	Detection Limit (ug/m3)	Quantitation Limit (ug/m3)	Catch Weight (ug)	Concentration (ug/m3)	Flag *
Chloroethene (Vinyl chloride)	0.016	0.082	ND	ND	
trans-1,2-Dichloroethylene	0.017	0.10	ND	ND	
cis-1,2-Dichloroethylene	0.019	0.10	ND	ND	
Trichloroethylene	0.023	0.12	3.0	4.4	
Tetrachloroethylene	0.014	0.14	1.2	2.1	

Internal Standards	Response	Retention Time (min)	Concentration (ug/mL)	Flag *
Toluene-d8	23,000	7.01	1.0	PASS

(ND) = Not Detected

* (J) = Below Calibration Range, (E) = Above Calibration Range, (m) = Manual Integration, (C) = Estimated Flow Rate
IS Acceptance Criteria: RT +/- 20 sec, Response +/- 40%



Sample Name : 4252B-450NS
Sample Info : 0515-85
Sampling Date : 2015-05-06 12:08:00
Data File : W1501720.D
Dilution : 1
Extraction Volume : 2 mL
Sampling Time : 10077 min
Acquisition Date : 2015-05-13 17:50:30
Instrument Method : RAD624-SIM-RAD130B.M
Matrix : AIR

Target Compound	Detection Limit (ug/m3)	Quantitation Limit (ug/m3)	Catch Weight (ug)	Concentration (ug/m3)	Flag *
Chloroethene (Vinyl chloride)	0.016	0.082	ND	ND	
trans-1,2-Dichloroethylene	0.017	0.10	ND	ND	
cis-1,2-Dichloroethylene	0.019	0.10	ND	ND	
Trichloroethylene	0.023	0.12	ND	ND	
Tetrachloroethylene	0.014	0.14	5.9	9.8	

Internal Standards	Response	Retention Time (min)	Concentration (ug/mL)	Flag *
Toluene-d8	22,000	7.01	1.0	PASS

(ND) = Not Detected

* (J) = Below Calibration Range, (E) = Above Calibration Range, (m) = Manual Integration, (C) = Estimated Flow Rate
IS Acceptance Criteria: RT +/- 20 sec, Response +/- 40%



Sample Name : 4252C-452NS
Sample Info : 0515-85
Sampling Date : 2015-05-06 12:10:00
Data File : W1501721.D
Dilution : 1
Extraction Volume : 2 mL
Sampling Time : 10080 min
Acquisition Date : 2015-05-13 18:06:51
Instrument Method : RAD624-SIM-RAD130B.M
Matrix : AIR

Target Compound	Detection Limit (ug/m3)	Quantitation Limit (ug/m3)	Catch Weight (ug)	Concentration (ug/m3)	Flag *
Chloroethene (Vinyl chloride)	0.016	0.082	ND	ND	
trans-1,2-Dichloroethylene	0.017	0.10	ND	ND	
cis-1,2-Dichloroethylene	0.019	0.10	ND	ND	
Trichloroethylene	0.023	0.12	0.050	0.071	m J
Tetrachloroethylene	0.014	0.14	0.088	0.15	m

Internal Standards	Response	Retention Time (min)	Concentration (ug/mL)	Flag *
Toluene-d8	23,000	7.01	1.0	PASS

(ND) = Not Detected

* (J) = Below Calibration Range, (E) = Above Calibration Range, (m) = Manual Integration, (C) = Estimated Flow Rate

IS Acceptance Criteria: RT +/- 20 sec, Response +/- 40%



Sample Name : 4252D-455NS
Sample Info : 0515-85
Sampling Date : 2015-05-06 12:05:00
Data File : W1501722.D
Dilution : 1
Extraction Volume : 2 mL
Sampling Time : 10070 min
Acquisition Date : 2015-05-13 18:23:14
Instrument Method : RAD624-SIM-RAD130B.M
Matrix : AIR

Target Compound	Detection Limit (ug/m3)	Quantitation Limit (ug/m3)	Catch Weight (ug)	Concentration (ug/m3)	Flag *
Chloroethene (Vinyl chloride)	0.016	0.082	ND	ND	
trans-1,2-Dichloroethylene	0.017	0.10	ND	ND	
cis-1,2-Dichloroethylene	0.019	0.10	ND	ND	
Trichloroethylene	0.023	0.12	0.037	0.053	m J
Tetrachloroethylene	0.014	0.14	0.13	0.22	

Internal Standards	Response	Retention Time (min)	Concentration (ug/mL)	Flag *
Toluene-d8	23,000	7.01	1.0	PASS

(ND) = Not Detected

* (J) = Below Calibration Range, (E) = Above Calibration Range, (m) = Manual Integration, (C) = Estimated Flow Rate

IS Acceptance Criteria: RT +/- 20 sec, Response +/- 40%



Sample Name : 4252A-456NS
Sample Info : 0515-85
Sampling Date : 2015-05-06 12:00:00
Data File : W1501723.D
Dilution : 1
Extraction Volume : 2 mL
Sampling Time : 10065 min
Acquisition Date : 2015-05-13 18:39:39
Instrument Method : RAD624-SIM-RAD130B.M
Matrix : AIR

Target Compound	Detection Limit (ug/m3)	Quantitation Limit (ug/m3)	Catch Weight (ug)	Concentration (ug/m3)	Flag *
Chloroethene (Vinyl chloride)	0.016	0.082	ND	ND	
trans-1,2-Dichloroethylene	0.017	0.10	ND	ND	
cis-1,2-Dichloroethylene	0.019	0.10	0.85	1.1	C
Trichloroethylene	0.023	0.12	0.021	0.031	J
Tetrachloroethylene	0.014	0.14	1.0	1.7	

Internal Standards	Response	Retention Time (min)	Concentration (ug/mL)	Flag *
Toluene-d8	24,000	7.01	1.0	PASS

(ND) = Not Detected

* (J) = Below Calibration Range, (E) = Above Calibration Range, (m) = Manual Integration, (C) = Estimated Flow Rate

IS Acceptance Criteria: RT +/- 20 sec, Response +/- 40%



Sample Name : 4250D-445NS
Sample Info : 0515-85
Sampling Date : 2015-05-06 12:20:00
Data File : W1501724.D
Dilution : 1
Extraction Volume : 2 mL
Sampling Time : 10010 min
Acquisition Date : 2015-05-13 18:56:08
Instrument Method : RAD624-SIM-RAD130B.M
Matrix : AIR

Target Compound	Detection Limit (ug/m3)	Quantitation Limit (ug/m3)	Catch Weight (ug)	Concentration (ug/m3)	Flag *
Chloroethene (Vinyl chloride)	0.016	0.082	ND	ND	
trans-1,2-Dichloroethylene	0.017	0.10	ND	ND	
cis-1,2-Dichloroethylene	0.019	0.10	ND	ND	
Trichloroethylene	0.023	0.12	ND	ND	
Tetrachloroethylene	0.014	0.14	0.042	0.070	m J

Internal Standards	Response	Retention Time (min)	Concentration (ug/mL)	Flag *
Toluene-d8	22,000	7.01	1.0	PASS

(ND) = Not Detected

* (J) = Below Calibration Range, (E) = Above Calibration Range, (m) = Manual Integration, (C) = Estimated Flow Rate

IS Acceptance Criteria: RT +/- 20 sec, Response +/- 40%



Sample Name : BG-446NS
Sample Info : 0515-85
Sampling Date : 2015-05-06 12:25:00
Data File : W1501725.D
Dilution : 1
Extraction Volume : 2 mL
Sampling Time : 10025 min
Acquisition Date : 2015-05-13 19:12:29
Instrument Method : RAD624-SIM-RAD130B.M
Matrix : AIR

Target Compound	Detection Limit (ug/m3)	Quantitation Limit (ug/m3)	Catch Weight (ug)	Concentration (ug/m3)	Flag *
Chloroethene (Vinyl chloride)	0.016	0.082	ND	ND	
trans-1,2-Dichloroethylene	0.017	0.10	ND	ND	
cis-1,2-Dichloroethylene	0.019	0.10	ND	ND	
Trichloroethylene	0.023	0.12	ND	ND	
Tetrachloroethylene	0.014	0.14	0.12	0.20	

Internal Standards	Response	Retention Time (min)	Concentration (ug/mL)	Flag *
Toluene-d8	23,000	7.01	1.0	PASS

(ND) = Not Detected

* (J) = Below Calibration Range, (E) = Above Calibration Range, (m) = Manual Integration, (C) = Estimated Flow Rate

IS Acceptance Criteria: RT +/- 20 sec, Response +/- 40%



Sample Name : 4250A-447NS LD
Sample Info : 0515-85
Sampling Date : 2015-05-06 12:18:00
Data File : W1501717.D
Dilution : 1
Extraction Volume : 2 mL
Sampling Time : 10017 min
Acquisition Date : 2015-05-13 17:01:47
Instrument Method : RAD624-SJM-RAD1308.M
Matrix : AIR

Target Compound	Detection Limit (ug/m3)	Quantitation Limit (ug/m3)	Catch Weight (ug)	Concentration (ug/m3)	% Diff	Flag *
Chloroethene (Vinyl chloride)	0.016	0.082	ND	ND		
trans-1,2-Dichloroethylene	0.017	0.10	ND	ND		
cis-1,2-Dichloroethylene	0.019	0.10	ND	ND		
Trichloroethylene	0.023	0.12	1.8	2.6	0.0	
Tetrachloroethylene	0.014	0.14	0.20	0.34	3.0	

Internal Standards	Response	Retention Time (min)	Concentration (ug/mL)	Flag *
Toluene-d8	22,000	7.01	1.0	PASS

(ND) = Not Detected

* (J) = Below Calibration Range, (E) = Above Calibration Range, (m) = Manual Integration, (C) = Estimated Flow Rate

IS Acceptance Criteria: RT +/- 20 sec, Response +/- 40%



Sample Name : RAD Diluent
Sample Info :
Sampling Date : N/A
Data File : W1501715.D
Dilution : 1
Extraction Volume : N/A
Sampling Time : N/A
Acquisition Date : 2015-05-13 15:30:55
Instrument Method : RAD624-SIM-RAD130B.M
Matrix : AIR

Target Compound	Detection Limit (ug/m3)	Quantitation Limit (ug/m3)	Catch Weight (ug)	Concentration (ug/m3)	Flag *
Chloroethene (Vinyl chloride)	0.016	0.082	ND	ND	
trans-1,2-Dichloroethylene	0.017	0.10	ND	ND	
cis-1,2-Dichloroethylene	0.019	0.10	ND	ND	
Trichloroethylene	0.023	0.12	ND	ND	
Tetrachloroethylene	0.014	0.14	ND	ND	

Internal Standards	Response	Retention Time (min)	Concentration (ug/mL)	Flag *
Toluene-d8	23,000	7.01	1.0	PASS

(ND) = Not Detected

* (J) = Below Calibration Range, (E) = Above Calibration Range, (m) = Manual Integration, (C) = Estimated Flow Rate

IS Acceptance Criteria: RT +/- 20 sec, Response +/- 40%



Enthalpy Analytical Narrative Summary

Company	Hart & Hickman
Analyst	TDD / PPH
Parameters	GC/MS SIM Analysis

Client #	MSS-002
Job #	0515-85
# Samples	9 Radiello Tubes

Custody

David Eckard of Enthalpy Analytical, Inc. received the samples on 5/13/15 after being relinquished by Hart & Hickman - Charlotte and transported them to the laboratory. Summer Mims received the samples at the laboratory on 5/13/15 at ambient temperature. The samples were received in good condition. The chain of custody was updated by the client and received electronically on 5/13/15. Prior to, during, and after analysis, the samples were kept under lock with access only to authorized personnel by Enthalpy Analytical, Inc.

Analysis

The samples were analyzed for vinyl chloride, trans-1,2-dichloroethylene, cis-1,2-dichloroethylene, trichloroethylene, and tetrachloroethylene.

The Agilent Technologies Model 6890N, Gas Chromatograph "Wiley" (S/N CN10244010) was equipped with a 5973N Mass Selective Detector and a Restek Rtx-624 MS, 40 m x 0.18 mm x 1.0 μ m capillary column (S/N 1207061) for these analyses.

The Radiello sampling cartridges were desorbed with 2 mL of extraction solvent consisting of carbon disulfide with toluene-d8 at 1.0 ug/mL. The samples were placed on a 2-dimensional shaker for 30 minutes at 450 rev/min.

Calibration

The instrument's calibration range was approximately 0.04 μ g/mL to 16 μ g/mL for each analyte. The Initial Calibration (*W050615A-RAD*) was processed using linear regression with an inverse square weighting. The coefficient of determination (R^2) for each target analyte was greater than 0.99.

The Initial Calibration Verification met 20% Recovery criteria. All Continuing Calibration Verifications met 20% Recovery criteria. The calibration data has not been included in this report but is available upon request.

Chromatographic Conditions

The instrument analysis method (*RAD624-SIM-RAD130.M*) has not been included in this report but is available upon request.

QC Notes

All internal standard response and retention time criteria were met.

The Laboratory Duplicate associated with this analysis met 25% Difference criteria.



Enthalpy Analytical Narrative Summary (continued)

QC Notes (continued)

No target compounds were detected in the analysis of the reagent blank at concentrations greater than the detection limit.

Reporting Notes

The radiello diluent blank was processed using a final volume of 1 and an average sample collection time of 10044 min.

There are no published sampling rate values (Q values) for vinyl chloride, trans-1,2-dichloroethylene, or cis-1,2-dichloroethylene. Sampling rates for these analytes were calculated by an application of Graham's Law using the published sampling rate for 1,2-dichloroethane; an analyte similar in structure. The theoretical sampling rates were calculated to be 97 mL/min for vinyl chloride and 78 mL/min for both cis- and trans-1,2-dichloroethylene. Any results for these three compounds are flagged with a "C", denoting that an estimated sampling rate was used.

The results presented in this report are representative of the samples as provided to the laboratory.



General Reporting Notes

The following are general reporting notes that are applicable to all Enthalpy Analytical, Inc. data reports, unless specifically noted otherwise.

- Any analysis which refers to the method as "*Type*" represents a planned deviation from the reference method. For instance a Hydrogen Sulfide assay from a Tedlar bag would be labeled as "EPA Method 16-Type" because Tedlar bags are not mentioned as one of the collection options in EPA Method 16.
- The acronym **MDL** represents the Minimum Detection Limit. Below this value the laboratory cannot determine the presence of the analyte of interest reliably.
- The acronym **LOQ** represents the Limit of Quantification. Below this value the laboratory cannot quantitate the analyte of interest within the criteria of the method.
- The acronym **ND** following a value indicates a non-detect or analytical result below the MDL.
- The letter **J** in the Qualifier or Flag column in the results indicates that the value is between the MDL and the LOQ. The laboratory can positively identify the analyte of interest as present, but the value should be considered an estimate.
- The letter **E** in the Qualifier or Flag column indicates an analytical result exceeding 100% of the highest calibration point. The associated value should be considered as an estimate.
- The acronym **DF** represents Dilution Factor. This number represents dilution of the sample during the preparation and/or analysis process. The analytical result taken from a laboratory instrument is multiplied by the DF to determine the final undiluted sample results.
- The addition of **MS** to the Sample ID represents a Matrix Spike. An aliquot of an actual sample is spiked with a known amount of analyte so that a percent recovery value can be determined. The MS analysis indicates what effect the sample matrix may have on the target analyte, i.e. whether or not anything in the sample matrix interferes with the analysis of the analyte(s).
- The addition of **MSD** to the Sample ID represents a Matrix Spike Duplicate. Prepared in the same manner as a MS, the use of duplicate matrix spikes allows further confirmation of laboratory quality by showing the consistency of results gained by performing the same steps multiple times.
- The addition of **LD** to the Sample ID represents a Laboratory Duplicate. The analyst prepares an additional aliquot of sample for testing and the results of the duplicate analysis are compared to the initial result. The result should have a difference value of within 10% of the initial result (if the results of the original analysis are greater than the LOQ).
- The addition of **AD** to the Sample ID represents an Alternate Dilution. The analyst prepares an additional aliquot at a different dilution factor (usually double the initial factor). This analysis helps confirm that no additional compound is present and coeluting or sharing absorbance with the analyte of interest, as they would have a different response/absorbance than the analyte of interest.



General Reporting Notes

(continued)

- The Sample ID **LCS** represents a Laboratory Control Sample. Clean matrix, similar to the client sample matrix, prepared and analyzed by the laboratory using the same reagents, spiking standards and procedures used for the client samples. The LCS is used to assess the control of the laboratory's analytical system. Whenever spikes are prepared for our client projects, two spikes are retained as LCSs. The LCSs are labeled with the associated project number and kept in-house at the appropriate temperature conditions. When the project samples are received for analysis, the LCSs are analyzed to confirm that the analyte could be recovered from the media, separate from the samples which were used on the project and which may have been affected by source matrix, sample collection and/or sample transport.
- **Significant Figures:** Where the reported value is much greater than unity (1.00) in the units expressed, the number is rounded to a whole number of units, rather than to 3 significant figures. For example, a value of 10,456.45 ug catch is rounded to 10,456 ug. There are five significant digits displayed, but no confidence should be placed on more than two significant digits.
- **Manual Integration:** The data systems used for processing will flag manually integrated peaks with an "M". There are several reasons a peak may be manually integrated. These reasons will be identified by the following two letter designations on sample chromatograms, if provided in the report. The peak was *not integrated* by the software "NI", the peak was *integrated incorrectly* by the software "II" or the *wrong peak* was integrated by the software "WP". These codes will accompany the analyst's manual integration stamp placed next to the compound name on the chromatogram.



Environmental Assumption and Release

THIS ENVIRONMENTAL ASSUMPTION AND RELEASE AGREEMENT (the "Agreement") is executed to be effective as of December 19, 2008, by and Market Street Storage, LLC, a North Carolina limited liability company ("Purchaser") for the benefit of LAND-O-SUN DAIRIES, LLC, a Delaware limited liability company ("Seller").

WITNESSETH:

WHEREAS, Seller has sold to Purchaser that certain real property, described on Exhibit A hereto, which property, together with all improvements and personal property thereon shall be referred to as the "Project";

WHEREAS, in conjunction with the sale of the Project, Purchaser has agreed to make certain agreements for the benefit of Seller as provided herein.

NOW THEREFORE, for and in consideration of Ten and No/100 Dollars (\$10.00), the premises set forth above and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged and confessed, Purchaser hereby agree as follows:

1. Definitions. The following terms shall have the defined meanings ascribed to such terms, as set forth below:

"Damages" shall mean any losses, liabilities, expenses (including attorneys and/or consultants fees), damages for injury to persons (including death) or property, claims, suits or causes of action.

"Environmental Laws" shall mean any currently existing or future local, state or federal law, rule or regulation, pertaining to environmental regulation, contamination, cleanup or disclosure, including, without limitation, the Comprehensive Environmental Response, Compensation and Liability Act of 1980, as amended, (42 U.S.C. §9601 et seq.), the Resource, Conservation and Recovery Act, as amended, (42 U.S.C. §6901 et seq.), Superfund Amendments and Reauthorization Act of 1986 (Pub. L. 99-499 100 Stat. 1613), the Toxic Substances Control Act (15 U.S.C. §2601 et seq.), the Emergency Planning and Community Right to Know Act of 1986 (42 U.S.C. §1101 et seq.) and all amendments of the foregoing, or any state superlien or environmental clean-up or disclosure statutes.

"Hazardous Substances" shall mean all substances and materials which are defined as "hazardous substances", "hazardous materials", "toxic substances", or similarly identified and/or otherwise included under or regulated by any Environmental Law including, without limitation, asbestos (and asbestos containing materials), polychlorinated biphenyls, petroleum and petroleum hydrocarbon products (including, but not limited to, any additives or components thereof), MTBE, raw materials which include any hazardous constituents; and above ground or underground storage tanks (and/or related piping or other equipment), whether empty, filled or partially filled with any substance.

"Investigations" shall mean such inspections and audits as Purchaser may reasonably desire, including, without limitation, engineering and economic feasibility studies and

any environmental testing or studies with respect to compliance with any Environmental Laws or with respect to the presence, either now or in the past, of any Hazardous Substances at, on or under the Project (or migrated on or from the Project).

"Retained Obligations" shall mean those investigatory, clean-up or other remedial obligations and/or reporting obligations required by the applicable governmental authorities with respect to those environmental matters described on SCHEDULE 1 attached hereto, which shall be retained by Seller.

2. Purchaser hereby:

(1) assumes the risk of the existence of any adverse matters, including, but not limited to, adverse physical and environmental conditions that may or may not have been revealed by Purchaser's Investigations and any liability of any kind or nature, including, but not limited to, direct, indirect, consequential, punitive or other Damages; and

(2) for itself, its employees, attorneys, successors, assigns and anyone whomsoever claiming by, through or under it, hereby RELEASES, ACQUITS AND FOREVER DISCHARGES Seller, and its officers, directors, employees, successors and assigns and Seller's parent, subsidiaries and affiliates and their respective officers, director, employees, successors and assigns (collectively, including Seller, "Releasees"), from any and all Damages that Purchaser has or might ever have against any Releasee,

IN EACH CASE whether known or unknown, liquidated or unliquidated, whether based in tort or contract or otherwise arising out of or in any way related to the Project or any Releasee's or any prior owner's, tenant's or operator's ownership, lease, operation, maintenance, repair or use of the Project including, but not limited to, any and all liability of any kind related to or arising out of (i) any past, present or future violation of any applicable Environmental Law, (ii) the presence at, on or under the Project (or migrated on or from the Project) of any Hazardous Substances, or (iii) any claims of any third party with respect thereto; provided, that, in each case, with respect to any Retained Obligation, the foregoing shall be contingent upon Seller's notification of Purchaser, and any claims otherwise available to Purchaser shall be tolled until Seller notifies Purchaser, that, in Seller's and Purchaser's mutual reasonable opinion based on the guidance by their respective environmental consultants, any such Retained Obligation has been completed in accordance with applicable Legal Requirements as applied by the applicable governmental authorities (or in the absence of such Legal Requirements, to the reasonable mutual satisfaction of both parties), with respect to properties used for "commercial" and/or "industrial" purposes and not "residential" purposes (the "Completion"), at which time such contingency shall be deemed satisfied and the foregoing provisions of this Section 4.2 shall be deemed retroactively effective as of the date hereof; provided that receipt by Seller and/or Purchaser from the applicable governmental authority of a "No Further Action", "Closure" or similar written statement therefrom, stating that such authority will not require Seller to perform further Remedial Measures with respect to the Retained Obligation(s) as of the date the letter is issued ("Closure Letter") shall be conclusive that Completion as to such Retained Obligation(s) had been achieved, but, notwithstanding the foregoing, the failure to obtain such Closure Letter including, but not limited to, those instances where the authority does not, as a matter of policy or procedure, issue such Closure Letters, or does not routinely issue them in a timely manner, shall not, in itself, bar a determination that Completion has been achieved, so long as the parties otherwise agree, as set forth above, that the applicable standards have been met.

3. Seller shall (i) perform each Retained Obligation until Completion with respect thereto has been obtained and (ii) have the right, subsequent to the date hereof, to access the Project as necessary, in Seller's sole but reasonable discretion, to perform such Retained Obligations and/or otherwise comply with any requirements of any applicable governmental authorities in connection therewith. This Section shall survive until the Completion of all Retained Obligations has been achieved.
4. This Agreement shall be binding upon Purchaser, Purchaser's successors and assigns, and every subsequent owner of the Project forever.
5. This Agreement shall be governed by and construed in accordance with the laws of the state in which the Project is located.
6. In the event of a conflict between this Agreement and that certain Standard Form Contract of Sale dated as of September 21, 2007, as amended by that First Amendment dated as of December 17, 2007, as amended by that Second Amendment dated as of January 14, 2008, as amended by that Third Amendment dated as of January 22, 2008, as amended by that Fourth Amendment dated as of January 29, 2008, as amended by that Fifth Amendment dated February 1, 2008, as amended by that Sixth Amendment dated as of February 5, 2008, as amended by that Seventh Amendment dated as of February 7, 2008, as amended by that Eighth Amendment dated as of February 11, 2008, as amended by that certain Ninth Amendment dated February 28, 2008, as amended by that Tenth Amendment dated as of June 27, 2008, as amended by that Eleventh Amendment dated as of July 1, 2008, and as amended by that Twelfth Amendment dated as of July 25, 2008 (collectively, the "Contract") between the parties, the terms of such Contract shall control.

EXECUTED to be effective as of the day first written above.

PURCHASER:

MARKET STREET STORAGE, LLC

By: _____

Name: John L. Turner Jr.

Title: Executive Manager

STATE OF NORTH CAROLINA §

COUNTY OF FOESYTH §

This instrument was ACKNOWLEDGED before me on December 19, 2008 by John L. Turner, Jr., Executive Manager of Market Street Storage, LLC, a _____ limited liability company, on behalf of said company.

[SEAL]

PATTI C. HUFFMAN
NOTARY PUBLIC
Forsyth County
North Carolina

Patti C. Huffman

Notary Public, State of North Carolina

My Commission Expires:

1/4/2011

Patti C. Huffman

(Printed Name of Notary Public)

EXHIBIT A

Legal Description

BEGINNING at an existing iron pin in the northern margin of United Street, said pin being the Southwest corner of the property of M&T Investments (Deed Book 3900, Page 1472) in said margin; thence North 58 degrees 53 minutes 00 seconds West 368.76 feet to an existing iron pin in said margin; thence continuing with said margin North 58 degrees 53 minutes 00 seconds West 700.48 feet to a new iron pin; thence a curve to the right with a radius of 34.48 feet and a chord bearing and distance of North 11 degrees 08 minutes 24 seconds East 42.31 feet to a new iron pin in the southern margin of West Market Street; thence with the southern margin of West Market Street North 82 degrees 41 minutes 41 seconds East 701.21 feet to an existing iron pin the southern margin of West Market Street, said iron pin marking the Northwest corner of the property of State Farm Mutual Automobile Insurance Company (Deed Book 3115, Page 138); thence leaving the southern margin of West Market Street along the western line of State Farm Mutual Automobile Insurance Company South 21 degrees 07 minutes 32 seconds West 158.10 feet to a monument, the Southwest corner of the property of State Farm Mutual Automobile Insurance Company; thence with the southern line of State Farm Mutual Automobile Insurance Company South 71 degrees 50 minutes 15 seconds East 293.77 feet to a new iron pin, the southeast corner of the property of State Farm Mutual Automobile Insurance Company; thence with the Eastern line of State Farm Mutual Automobile Insurance Company North 19 degrees 37 minutes 08 seconds East, crossing a monument in said line located 4.52 feet from said iron pin, 53.75 feet to an existing iron pin, the Southwest corner of the property of Walker at Market Condos (Condominium Plat Book 3, Page 26) in State Farm Mutual Automobile Insurance Company's eastern line; thence with the Southern line of the property of Walker at Market Condos South 87 degrees 49 minutes 01 seconds East 163.33 feet to a new iron pin; thence continuing with the line of Walker at Market Condos North 21 degrees 53 minutes 04 seconds East 14.50 feet to a new iron pin; thence continuing with said line of Walker at Market Condos Smith 88 degrees 41 minutes 29 seconds East 95.44 feet to a new iron pin, the Northwest corner of the property of M&T Investments; thence with the Western line of M&T Investments South 30 degrees 20 minutes 10 seconds West 579.18 feet to an existing iron pin in the northern margin of United Street, the point and place of BEGINNING, containing 8.364 acres, more or less, as per survey of Borum, Wade & Associates, P.A., dated December 10, 1996, revised January 6, 1997, together with all right, title and interest in and to that certain tract or parcel of land adjoining the above-described tract to the west and bounded by the northern margin of United Street and southern margin of West Market Street.

**SCHEDULE 1 TO ENVIRONMENTAL
ASSUMPTION AND RELEASE AGREEMENT**

"NONE"

John H. Kazanjian
15th Floor
477 Madison Avenue
New York, NY 10022-5802
Direct: (212) 702-5420
Fax: (212) 702-5450
jkazanjian@bdlaw.com

May 26, 2015

**VIA FEDERAL EXPRESS
AND ELECTRONIC MAIL**

Turner Consulting LLC
c/o John L. Turner, Jr.
674 Colville Road
Charlotte, NC 28207

Market Street Storage, LLC
c/o Frank Hinman
1325 Ivy Avenue
Winston-Salem, NC 27105

Re: Contract of Sale between Land-O-Sun Dairies, LLC ("Seller") and Turner Consulting LLC ("Purchaser"), dated as of September 21, 2007, and Amendments thereto ("Contract of Sale"), and Environmental Assumption and Release between Land-O-Sun Dairies, LLC ("Seller") and Market Street Storage, LLC ("Purchaser"), dated as of December 19, 2008 ("Environmental Assumption and Release")

Dear Sirs:

We are attorneys for Suiza Dairy Group, LLC, successor-in-interest to Land-O-Sun Dairies, LLC ("Seller").

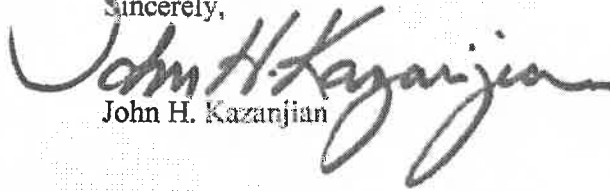
Pursuant to Sections 4.2 and 14.1 of the Contract of Sale and pursuant to the Environmental Assumption and Release, each referenced above, Seller hereby notifies Purchaser of its receipt of a "Notice of Regulatory Requirements for Containment Assessment and Cleanup" from the North Carolina Department of Environment and Natural Resources ("NCDENR"), dated March 24, 2015, a copy of which is enclosed ("NCDENR Matter").

The NCDENR Matter advises that NCDENR has received a report indicating that the site located at 3939 West Market Street, Greensboro, Guilford County, North Carolina, has been contaminated by one or more hazardous substances, and demands compliance with state law, including responsive action.

Turner Consulting LLC
Market Street Storage, LLC
May 26, 2015
Page 2

Seller demands that Purchaser fulfill its obligations under the Contract of Sale and the Environmental Assumption and Release with respect to the NCDENR Matter. Seller demands that Purchaser assume the risk of any liability of any kind arising out of the NCDENR Matter, and fully reimburse Seller for any damages, attorneys and/or consultants fees, costs or expenses that Seller has incurred or will incur in connection with the NCDENR Matter.

Sincerely,



John H. Kazanjian

Enclosure

Copy To:

Allman Spry Leggett & Crumpler, P.A.
380 Knollwood Street, Suite 700
Winston-Salem, North Carolina 27103
Attention: Thomas T. Crumpler
Fax. No. (336) 721-0414
(via facsimile, with enclosure)

Gregory D. Packer, Esq.
Michael M. Miller, Esq.
(each with enclosure)



North Carolina Department of Environment and Natural Resources

Pat McCrory
Governor

Donald R. van der Vaart
Secretary

CERTIFIED MAIL
Return Receipt Requested

March 24, 2015

Mr. Bill Park
Environmental Department
Dean Foods Company
2711 N. Haskell Avenue
Dallas, TX 75204

And

Ms. Erika Quezada
Legal Department
Borden Dairy Company
8750 N. Central Expressway
Suite 400
Dallas, TX 75231

**Re: NOTICE OF REGULATORY REQUIREMENTS FOR CONTAMINANT ASSESSMENT
AND CLEANUP**

Market Street Storage – Former **Flav-O-Rich, Inc.** and Former **Land-O-Sun Dairies** Facility
3939 W. Market Street
Greensboro, Guilford County, North Carolina
NONCD0002948

Dear Mr. Park and Ms. Quezada:

We received a sampling report, which indicates that the above-identified site has been contaminated by one or more hazardous substances. Recently a party seeking to redevelop a portion of the property has conducted some limited groundwater assessment and subsurface vapor testing, and found hazardous substance contamination exceeding State groundwater standards and preliminary vapor screening numbers. Certain provisions of North Carolina law require you assess and clean up the contamination since the records indicate that one of your subsidiary companies owned and operated the facility at this location in the past. Our office has regulatory oversight for the assessment and cleanup. Based on information provided to date, the Inactive Hazardous Sites Response Act ("IHSRA"), codified under N.C. Gen. Stat. § 130A-310, et seq., applies to your site. In addition, initial immediate actions may be required under 15A NCAC 2L, Groundwater Classifications and Standards.

This letter is to go over procedures to ensure any immediate exposure to contaminants is addressed and to provide you with information on the regulatory requirements for cleanup and our voluntary party site cleanup program.

1646 Mail Service Center, Raleigh, North Carolina 27699-1646
Phone: 919-707-8200 \ Internet: www.ncdenr.gov

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Actions Required:

- To comply with the requirements of State law and to identify any immediate exposure risks, a Site Cleanup Questionnaire, available on the website noted at the end of this letter, must be completed and returned to this office. The information you provide will be reviewed along with other information to prioritize the site, so please make certain that the information you provide is complete and accurate. Note that the potential developer of the property is currently conducting in-door air testing in the apartment complex located adjacent, down-gradient, and to the east of the storage facility.
- A summary of all management practices employed at the Site for hazardous wastes and any wastes that may have contained hazardous substances, including a list of types and amounts of waste generated, treatment and storage methods, and ultimate disposition of wastes; a description of the facility's past RCRA status; the location and condition of any vessels used to store any chemical products, hazardous substances or hazardous wastes; and a summary of the nature of all on-Site contaminant releases, including one-time disposals or spills.
- Depending on the degree of hazards present, immediate response actions should be taken to abate current exposure to contamination.
- If you have not already done so, you must also take the initial abatement actions required under 15A NCAC 2L. Pursuant to 15A NCAC 2L .0106(b), any person conducting or controlling an activity which results in the discharge of a waste or hazardous substance to the groundwaters of the State, or in proximity thereto, shall take immediate action to terminate and control the discharge, and mitigate any hazards resulting from exposure to the pollutants. Pursuant to 15A NCAC 2L .0106(c), if groundwater standards have been exceeded, you must take immediate action to eliminate the source or sources of contamination. Beyond initial abatement actions, all assessment and remediation will be done through the IHSRA.

Procedures for Approval of Contaminant Assessment and Cleanup:

Under the IHSRA, persons who move forward to assess and remediate contamination, without being compelled to do so through formal legal action filed against them, are called "volunteers." To participate in the voluntary cleanup program, you will be required to enter into an administrative agreement with the Branch. The Branch will determine whether the voluntary cleanup will proceed through the Registered Environmental Consultant Program or under direct oversight by the Branch Staff, as discussed below.

Approved Assessment and Cleanup Through the Registered Environmental Consultant Program:

The Branch has a privatized oversight arm of the voluntary cleanup program known as the Registered Environmental Consultant ("REC") program. Based on the responses provided on the questionnaire (degree of hazard and public interest in the site), the Branch will determine whether a staff person or an REC will perform the oversight and approval of your assessment and cleanup action. Please note that having one or more of the conditions identified on the questionnaire does not necessarily preclude the site for qualifying for an REC-directed cleanup action.

Under the REC program, the volunteer hires an environmental consulting firm, which the State has approved as having met certain qualifications, to implement a cleanup and certify that the work is being performed in compliance with regulations. In other words, the REC's certifications of compliance are in place of direct oversight by the Branch. Details of the REC program can be found at <http://portal.ncdenr.org/web/wm/sf/ih/recprogram>. If you have any questions specific to the REC Program, including how to participate, please contact the REC Program Manager, Kim Caulk, at (919) 707-8350.

Assessment and Remediation Under State Oversight:

The Branch must dedicate available staff toward overseeing work at the sites posing the highest risk. If the Branch determines that the site's hazards make it one of higher risk sites currently, the remedial action will receive direct oversight by Branch staff rather than by an REC.

The advantages of participating in a voluntary assessment and/or cleanup under an agreement with the Division (with state staff or REC oversight) include: 1) removal of this site from the NC Sites Priority List of inactive hazardous sites and 2) eligibility for a cap on cleanup costs a party is obligated to pay if that party enters into an agreement with the Division.

If we do not receive a completed questionnaire, the Branch will take further action to prioritize the site without your input. Failure to take the initial abatement steps required in 15A NCAC 2L may result in the assessment of a civil penalty against you. In addition, the Branch may seek an injunction compelling compliance with the initial abatement steps required in 15A NCAC 2L. For future work beyond the initial abatement steps required pursuant to 15A NCAC 2L, a unilateral Order may be issued pursuant to N.C. Gen. Stat. § 130A-310.3 to compel assessment and cleanup. In addition, if you choose not to conduct a cleanup through the Voluntary Cleanup Program, the site may be referred to the United States Environmental Protection Agency ("EPA"). If so referred, EPA will screen the site for Federal enforcement action under the Federal Superfund Program, established under the Comprehensive Environmental Responsibility, Compensation, and Liability Act ("CERCLA").

Please provide the Site Conditions Questionnaire by April 30, 2015. In your response, please indicate whether you are willing to conduct a voluntary site assessment and/or cleanup. The questionnaire and information on the Inactive Hazardous Sites Program can be found at <http://portal.ncdenr.org/web/wm/sf/ihshome>. Please provide all future documents submitted in relation to this work in both paper and in an electronic format (pdf).

If you have any questions, please contact Sharon Cihak with the Guilford County Health Department at (336) 641-3541 and SCIHAC@co.guilford.nc.us or me at (919) 707-8213 and qu.qi@ncdenr.gov.

Sincerely,



Qu Qi, P.G.

Division of Waste Management
NCDENR